

# Credit Policy Announcement

Enact Mortgage Insurance (Enact) Credit Policy Announcement  
September 1, 2021 – Bulletin 2021-03

## This Credit Policy Bulletin provides Enact's response to Fannie Mae's Desktop Underwriter (DU) Version 11.0 Updates to Credit Score Eligibility

Enact will support Fannie Mae's recently announced update to the credit score used by Desktop Underwriter® (DU®) in the eligibility assessment for loans submitted to DU on or after September 18, 2021.

**For loans with more than one borrower, Enact's Simply Underwrite® Guidelines will align with the updated DU credit score eligibility assessment subject to the following:**

- **Loans must receive a DU Approve/Eligible response**
- **Loans must have a representative credit score of at least 600**
- **Loans must be secured by a Primary Residence**
  - **The minimum representative credit score for Second Homes and Investment Properties will remain at 620**

**These changes will not apply to Enact's Standard Underwriting Guidelines.**

A link is included to Fannie Mae's DU Release Notes Version 11.0 for complete details.

[\*\*Fannie Mae DU Release Notes\*\*](#)

These changes will be reflected in the next published update of our *Underwriting Guidelines*. Until the Underwriting Manuals are updated, loans submitted or resubmitted to DU on or after September 18, 2021, may be underwritten using the information in this announcement.

### Reminders:

- Pricing will continue to be determined using representative credit score. Rates for loans with a representative credit score < 620 will be available beginning September 18, 2021.
- Refer to Section 7.5 – Credit History: Using Credit Scores of the Enact *Underwriting Guidelines*, for determination of the representative credit score.

Please distribute this information to your organization. For assistance, contact your Enact representative or the ActionCenter® at 800-444-5664. As always, we appreciate your business.