

2019 McCracken Customer Conference

Planning for a Successful Year End in 2019



Agenda

- Preparation and End of Year Activities
- IRS Reporting Requirements
 - Changes for reporting year
- IRS Reporting Options
- Borrower/Loan Level /Property Information
 - 1098 Information
 - 1099 Information
- Payable Vendor Information
- Running Year End
- IRS Reporting Process
- Annual Statements

Preparation Activities

- Obtain IRS Reporting Guidelines
 - Determine what is applicable for your organization
 - www.irs.gov
 - www.sovos.com
- Review Year End Jobstream
 - *CMB112Y*
- Consider Testing prior to Year End



IRS Reporting Information

Review/Update IRS Reporting Information

IRS Reporting Information

- Select IRS from Tools > Periodic Processing > IRS
 - IRS Reporting Information
- Transmitter Information
 - Transmitter Name & Address, Tax ID & Reporting Parameters
 - Exclusion Amounts
 - Report Late Charges
 - Backdated Transaction Amounts – what to include
 - 1099 Withholding Percentage

- Reporting Information
- + Maintain 1099-C File
- + Maintain 1099-A File
- + 1099-INT Report
- + Create/Update 1098 In
- + Maintain 1098 File
- + List 1098 File
- + Create CONVEY Expo
- + Create/Update GNMA
- + Maintain GNMA 1041 I
- + GNMA 1041 Report

1098 and 1099 Information

Reporting Year:	2019		Test File:	NO (N) ▼
Transmitter Name:	MCCRACKEN SERVICING COMPANY			
Street Address:	8 SUBURBAN PARK DRIVE			
City:	BILLERICA		State:	MASSACHUSE (MA) ▼
Zip Code:	01803 -	3903		
Contact Name:	JANE DOE			
Contact Phone:	(800) 222-2221	Extension:		
Control Method:	08B10	Tax ID #:	123456789	
Adjust Prior Year's 1098 Amount for Backdated Trans:	YES (Y) ▼			
Up to What Day:	02/15 ▼			
Report Late Charge as Interest on the 1098:	NO (N) ▼			
1099 Federal Withholding %:	24.000			
Print on Laser:	NO (N) ▼			

Exclusion Amounts (whole dollars)

1098:	600	1099-C:	600	1099-A:	600
		1099-INT:	10	1099-MISC:	600

Bypass All Edits: NO (N) ▼

OK

Cancel

Apply

Help

IRS

Reporting Information

Maintain 1099-C File

Maintain 1099-A File

1099-INT Report

Create/Update 1098 In

Maintain 1098 File

List 1098 File

Create CONVEY Expo

Create/Update GNMA

Maintain GNMA 1041 I

GNMA 1041 Report

1098 and 1099 Information

Reporting Year:2019

Test File:NO (N)

Transmitter Name:MCCRACKEN SERVICING COMPANY

Street Address:8 SUBURBAN PARK DRIVE

City:BILLERICA

State:MASSACHUSE (MA)

Zip Code:01803 - 3903

Contact Name:JANE DOE

Adjust Prior Year's 1098 Amount for Backdated Trans: YES (Y)

Up to What Day: 02/15

Report Late Charge as Interest on the 1098: NO (N)

1099 Federal Withholding %: 24.000

Print on Laser: NO (N)

1099-INT: 10

1099-MISC: 10

Bypass All Edits: NO (N)

OK

Cancel

Apply

Help

Ready



Reporting Information

- ⊕ Maintain 1099-C File
- ⊕ Maintain 1099-A File
- ⊕ 1099-INT Report
- ⊕ Create/Update 1098 In
- ⊕ Maintain 1098 File
- ⊕ List 1098 File
- ⊕ Create CONVEY Expo
- ⊕ Create/Update GNMA
- ⊕ Maintain GNMA 1041 I
- ⊕ GNMA 1041 Report

1098 and 1099 Information

Reporting Year: 2019

Test File: NO (N) ▼

Transmitter Name: MCCracken Servicing Company

Street Address: 8 Suburban Park Drive

City: Billerica

State: MASSACHUSETTS (MA) ▼

Zip Code: 01803 - 3903

Contact Name: JANE DOE

Contact Phone: (800) 222-2221

Extension:

Control Method: 08B10

Tax ID #: 123456789

Exclusion Amounts (whole dollars)

1098: 600

1099-C: 600

1099-A: 600

1099-INT: 10

1099-MISC: 600

Bypass All Edits: NO (N) ▼

OK

Cancel

Apply

Help

Borrower or Title Holder Information

- Primary Borrower = Role Type of Primary Borrower
 - Address and TIN number is used
 - Displayed on Customer Information Tab
- Title Holder = Role Type of Title Holder (TH)

Role Types

- Borrower

Associated Name Roles

Name: Opal Management Company

Inactive	Role Type	Sub-Role Type	Liability %
	BORROWER		.000000000000
	TITLEHOLDER		.000000000000

Role Detail Information

Role Type: BORROWER (BORR) Inactive: ☐

Sub-Role Type:

Liability %: .000000000000

Liability \$: .00

- Title Holder

Associated Name Roles

Name: Opal Management Company

Inactive	Role Type	Sub-Role Type	Liability %
	BORROWER		.000000000000
	TITLEHOLDER		.000000000000

Role Detail Information

Role Type: TITLEHOLDER (TITL) Inactive: ☐

Sub-Role Type:

Liability %: .000000000000

Liability \$: .00

STRATEGY CS - [Loan Administration => 200000001 [USD] - CHARTER OAK A MCACF# 5678-001]

File Edit Tools Additional Window Help

Customer Info Master Info Pending Change Master/LIP Deferred Revenue & Expenses Analysis & Reporting Info

Associated Names
Customer Info
Document Distribution

Primary Borrower
Formatted Name/Address
Opal Management Company
375 Maple Street
Cleveland, OH 43215

Tax ID #: 06-5278412
Language: ENGLISH
Telephone#: (614) 658-8888
Fax #: 1 877-631-1234
Email: Joan.Sittard@mccrackenfs.com

Primary Contact: Matt Jones

Processing Information
Loan Name:
Short Name: CHARTER OAK A Billing Address Type: DEBBIE Employee ID: 00 0000000
1098: YES (Y) Billing Seq #:
1098 Neg Am: ACCRUAL Loan Address Mailing Type:
IOE Withheld: NO (N) Servicer Loan#:

Credit Bureau Processing Information
Transaction Type: DONT REPT (0) Payoff Disposition: NOT PD OFF (0)
Acct Status 1st Month: Acct Status 2nd Month: Acct Status 3rd Month:

Ready | | | | |SD: 08/07/2019 |CONF19DE |Rel: 19D |\$1034246 |08/08/2019 08:28:37

STRATEGY CS - [Loan Administration => 200000001 [USD] - CHARTER OAK A MCACF# 5678-001]

File Edit Tools Additional Window Help

Customer Info Master Info Pending Change Master/LIP Deferred Revenue & Expenses Analysis & Reporting Info

Associated Names
Customer Info
Document Distribution

Primary Borrower
Formatted Name/Address
Opal Management Company
375 Maple Street
Cleveland, OH 43215

Tax ID #: 06-5278412
Language: ENGLISH
Telephone#: (614) 658-8888
Fax #: 1 877-631-1234
Email: Joan.Sittard@mccrackenfs.com

Processing Information

Loan Name:

Short Name: CHARTER OAK A

1098: YES (Y) ▼

1098 Neg Am: ACCRUAL ▼

IOE Withheld: NO (N) ▼

Billing Address Type: ▼

Billing Seq #:

Loan Address Mailing Type: ▼

Servicer Loan#:

Employee ID: 00 0000000

Additional Loan ID: 1234567890ab

Ready | | | | SD: 08/07/2019 | CONF19DE | Rel: 19D | S1034246 | 08/08/2019 08:28:37



Customer Info

- Associated Names
- Customer Info
- Document Distribution

Master Info

Pending Change Master/LIP

Deferred Revenue & Expenses

Analysis & Reporting Info

Inactive	Primary Borrower	Primary Contact	Name/Address Line 1	Name/Address Line 2
	Yes	Yes	Opal Management Company	375 Maple Street
Yes			ABC Attorney at law	125 Park Ave
			ABC Lender	Park Ave
			ABC Limited Servicer	123 Main Street

Name/Address ID: 3

☒ Primary Borrower☒ Primary Contact☒ Include in Acct Search☐ Inactive

Formatted Name/Address

Opal Management Company
375 Maple Street
Cleveland, OH 43215

Doc Distribution: NO

Multiple Addresses: NO

Tax ID#: 06-5278412

Language: ENGLISH

Telephone#: (614) 658-8888

Fax#: 1 877-631-1234

Email: Joan.Sittard@mccrackenfs.com

Address Type:

Contact: Matt Jones

Relationship: BORROWER (BO)

Start Date: 05/17/2012

End Date: 00/00/0000

Relationship End Reason:

Associated Name Roles

Inactive	Role Type	Sub-Role Type	Liability %	Liability \$
	BORROWER		.000000000000	
	TITLEHOLDER		.000000000000	


Contact Information

Type of Contact Info	Description	Information
WEB ADDRESS		www.mccrackenfs.com
FAX #	Office Manager Fax Number	(978) 432-2345

Role Type

Property Address for 1098

Property Description: (001) CHARTER OAK APARTMENTS 9785 MONICA LANE HARTFORD CT # of Prop.: 3

 Property

 Op. Stmt.

 Inspection

 Rent Roll

 Appraisal

 Environmental

 Liens

Collateral Type:	COMMREL (CRE)	Property Status:	UNCHANGED (6)	Eff Date of Status Change:	00/00/0000
Collateral ID:	38	Loan Allocation %:	55.00000	Defeased Date:	00/00/0000
Project Name:	Charter Oak	Allocated Loan Amt:	4,444,444.00	Client Collateral ID:	12
Lien Position:	FIRST (1)	Allocated Loan Amt @ Contribution:	.00	Appraisal Dte @ Cntrb:	06/29/2017
		Allocated % of Loan @ Contribution:	44.55000		
		Appraisal Value @ Contribution:	88,888,888.00		

☒ Active ☐ All

Trans ID	Account#	Inv#	Lead Trans ID	Participation %	Inv Current Balance	Prospectus Loan ID	IRP Prosup Ext	Prosup Ext	Property ID	IRP Street Addr
2013 501	200000001	501 12		.0000000000000	18,394,205.52	6579	1	001	6579 001	
	200000001	512		.0000000000000	18,444,205.63					

Village will be used, if
blank City or Town

Address/Location

Prop Name: Charter Oak Apartments

Street #1: 9785

Street Name #1: Monica Lane

Street #2:

Street Name #2:

Village:

City/Town: HARTFORD (HAR)

County: HARTFORD (HR)

State: CONNECTICU (CT)

Zip: 06112-

Country: USA (US)

Cross-Collateral Group: 1231234564563

MSA/MD: 25540

Payable Vendor Information

1099's

Vendor Payable Information

- Vendors can become a Payable Vendor
 - Create Payable Vendor if 1099 MISC Income is *required* to be reported to the Internal Revenue Service
- Create a Query against PPYVEND file
 - Payee Name
 - Tax Identification #
 - Address Information

Payable Vendors

Vendor Maintenance

Appraiser	Name	Contact	Address Line 1	Address Line 2	Address Line 3	
001	KeyLock Appraisal					
002	CBRE Valuation & Advisory					
003	Pyramid Associates Real Estate		Valuation and Consulting			
004	CBRE, INC					
005	Integra Realty Resources					
876	Test					
998	MFS Appraisal Inc	Susan Rylowicz	8 Suburban Park Drive	Billerica, MA 01821		
ABC	Valuation Company	Mark Jones	547 Walnut Street	Route 2	Building 3	Genev

Sys Info ID: W4 - Appraisers

Appraiser: 998

Name: MFS Appraisal Inc

Address Line 1: 8 Suburban Park Drive

Address Line 2: Billerica, MA 01821

Address Line 3:

Address Line 4:

Contact: Susan Rylowicz

Telephone: (978)439-9000

Fax: (000)000-0000

Right Mouse Click
for Payable
Information

Select

OK Cancel Apply Help

Payable Vendor

Vendor Payable Information

Sys Info ID: **W4** Vendor ID: **998** ☐ Inactive Date: **00/00/0000**

1099 Required: **YES (Y)** ZipCode for 1099: **01821**

Print 1099-MISC: **YES (Y)** Print 1099-MISC Corrected: **NO (N)**

IRS Tape 1099-MISC: **YES (Y)** IRS Tape 1099-MISC Corrected: **NO (N)**

Payee Name: **MMMFS Appraisal Inc**

Tax ID#: **55-599999**

G/L Company No.: **MFS EXT LO (01)**

Entity Type:

Federal ID# Verified:

W9 Form Date:

IRS Reporting Name:

Amt. Paid This Yr.: **.00**

Amt. Paid Last Yr.: **.00**

Amt. Paid Previous Yr.: **.00**

Amt Withheld This Yr.: **.00**

Amt Withheld Last Yr.: **.00**

Amt Withheld Previous Yr.: **.00**

OK Cancel Apply Help

Ready

YEAR END

Year End Job Stream

- Select Tools > Periodic Processing > Period End
 - Job Stream Maintenance
 - Select Year End Job Stream Radio Button
 - Make any necessary changes
 - **CMB112Y** must be present to reset YTD numbers and create the 2019 Year to Date File

Period End Processing

- + Lockout
- + Job Stream Maintenance
- + Copy Saved Files to Tape
- + Day End Closing
- + Month End Closing
- + Quarter End Closing
- + Year End Closing
- + Annual Statements
- + Automatic Day End Proce

Job Stream Maintenance for

☐ Day End
 ☐ Month End
 ☐ Quarter End
 ☒ Year End

Program Name	Order	Description	Execute Program	Completed Successfully
CNMBFMTOFF	1	FILE MAINTENANCE -- OFF	Yes	
CMBSAVE1	2	SAVE ALL MORTGAGE FILES (MX.) ONTO DISKET	No	
CMB112Y	3	RESET Y-T-D FIELDS BUILD 20XX AMOUNT PAID F	Yes	
CNMBSAVE2	4	SAVE ALL MORTGAGE FILES (MX.) ONTO DISKET	No	
CNMBFMTON	5	FILE MAINTENANCE -- ON	Yes	

Program Name: CNMBFMTOFF

Order: 1

Description: FILE MAINTENANCE -- OFF

Execute Program Y/N/S: Y

Completed Successfully Y:

OK

Cancel

Apply

Help

Ready

Steps for Running Year End

- Last Business day of the Year is on a Tuesday - 12/31/19
 - **Dayend run on close of business 12/31/19**
 - G/L Date will be December 31, 2019
 - Process Through Date will be December 31, 2019
 - Date Last Processed will be December 30, 2019

Steps for Running Year End

- Month End for December
 - ASP customers – contact ASP for any special processing
- Year End for 2019
- Ready for 2020

What happens when year end is run?

- When 2019 Year End is completed; STRATEGY is ready to begin processing for 2020
- Year to Date file will be created
 - PYTD19
 - Information will be moved to prior amounts
 - Year to Date file PYTD19 is the data source for year end statements, forms and notices
 - Year to date amounts paid will be reset to .00





IRS Reporting

- After Year End has been completed and all preparation activities have been run and or any backdated transactions have been entered
 - This does not have to be completed on December 31st
 - Start this when you are ready to start your reporting

Options from The IRS Reporting

- Create 1098 Information
- List 1098 File
- Maintain 1098 File
- Maintain 1099A File
- Maintain 1099C File
- 1099 Interest Report
- Create Convey Export File (known as Sovos)

1098 Information

Issued to reflect eligible interest paid during the calendar year

May include backdated transactions

Create/Update 1098 File

List 1098 File

Maintain 1098 File

<input type="checkbox"/> CORRECTED (if checked)		OMB No. 1545-1380 2019 Form 1098		Mortgage Interest Statement
RECIPIENT/LENDER'S name, street address, city or town, state or province, country, ZIP or foreign postal code, and telephone no.		Caution: The amount shown may not be fully deductible by you. Limits based on the loan amount and the cost and value of the secured property may apply. Also, you may only deduct interest to the extent it was incurred by you, actually paid by you, and not reimbursed by another person.		Copy For Payer/Borrower The information in boxes through 9 and 11 is important tax information and is to be furnished to the IRS. If you are required to file a return, negligence penalty or other sanction may be imposed on you if the IRS determines that an underpayment of tax results because you overstated a deduction for this mortgage interest or for these points, reported in boxes 1 and 6; or because you didn't report the refund interest (box 4); or because you claimed a nondeductible item.
1 Mortgage interest received from payer(s)/borrower(s) \$		2 Outstanding mortgage principal \$		
3 Mortgage origination date		4 Refund of overpaid interest \$		
5 Mortgage insurance premiums \$		6 Points paid on purchase of principal residence \$		
RECIPIENT/LENDER'S TIN		PAYER'S/BORROWER'S TIN		7 <input type="checkbox"/> If address of property securing mortgage is the same as PAYER'S/BORROWER'S address, the box is checked, or the address or description is entered in box 8.
PAYER'S/BORROWER'S name		8 Address or description of property securing mortgage (see instructions)		
Street address (including apt. no.)		9 Number of properties securing the mortgage		
City or town, state or province, country, and ZIP or foreign postal code		10 Other		
Account number (see instructions)		11 Mortgage acquisition date		

Records in the 1098 File

- Account Number
- Reporting Tax Year 2019
- 1098 Interest Amount
- Interest paid for this year but received in a prior year
- General Ledger Company #
- Buydown Amount and Prior Buydown amount
- Points Collected at Closing
- Reimbursement of overpaid interest from a prior year

1098 Eligible Interest

- Unscheduled Interest:
 - Interest Only Payments
 - Interest Debits and Credits
- Scheduled Interest:
 - Regular Payments
 - interest payments within interest from and to dates
- Scheduled Interest Paid Ahead:
 - Payment is not due until next year – 01/01/2020 payment processed in 2019
 - STRATEGY considers Interest from and to Dates in the receivable record
 - Interest will be included through 01/15/20 if payment is not due on the 1st of the month

1098 Eligible Interest

- Date of Payment to Date of Payment Loans (payment types A, B)
Interest paid in the current tax year will be accumulated in the current reporting year
- If Subsidy = Y and the Originator code is not 1 or 4, then the subsidy amount will be subtracted from interest accumulated amount. If the Originator code is a 1 or 4 all accumulated interest is reported
- Closing Points

1098 Eligible Interest for Negative Amortization

- Payment type = Neg Am & 1098 = Yes

Payment Type:

- Customer Information 1098 Neg Am

- 'C' Interest will only be reported if paid
- 'A' Report all the Interest that has accrued

Primary Borrower

Formatted Name/Address

AMERICA MANAGEMENT CORPORATION
Boston, MA
100 Main Street
Boston, MA 02110

Tax ID #: 00-0000000

Language: ENGLISH

Telephone#: 1 877-307-5215

Fax #: 1 877-631-1234

Email:

Primary Contact: Karen Smith

Processing Information

Loan Name:

Short Name:

1098:

1098 Neg Am:

IOE Withheld:

Billing Address Type:

Billing Seq #:

Loan Address Mailing Type:

Servicer Loan#:

Employee ID:

Additional Loan ID:

Processing 1098's

- + Reporting Information
- + Maintain 1099-C File
- + Maintain 1099-A File
- + 1099-INT Report
- + Create/Update 1098 Information
- + Maintain 1098 File
- + List 1098 File
- + Create CONVEY Export File
- + Create/Update GNMA 1041 File
- + Maintain GNMA 1041 File
- + GNMA 1041 Report

- Create/Update 1098 Information
 - STRATEGY will create the 1098 file or update the existing one
 - This can only be run once

The 1098 Report has already been run for the specified year because the Year End file (MS.IRSReporting Year (ccyy)) already exists. Processing cannot continue.

OK

Processing 1098's

- List 1098 File

- + Reporting Information
- + Maintain 1099-C File
- + Maintain 1099-A File
- + 1099-INT Report
- + Create/Update 1098 Information
- + Maintain 1098 File
- + List 1098 File
- + Create CONVEY Export File
- + Create/Update GNMA 1041 File
- + Maintain GNMA 1041 File
- + GNMA 1041 Report

List the IRS 1098 Reporting File

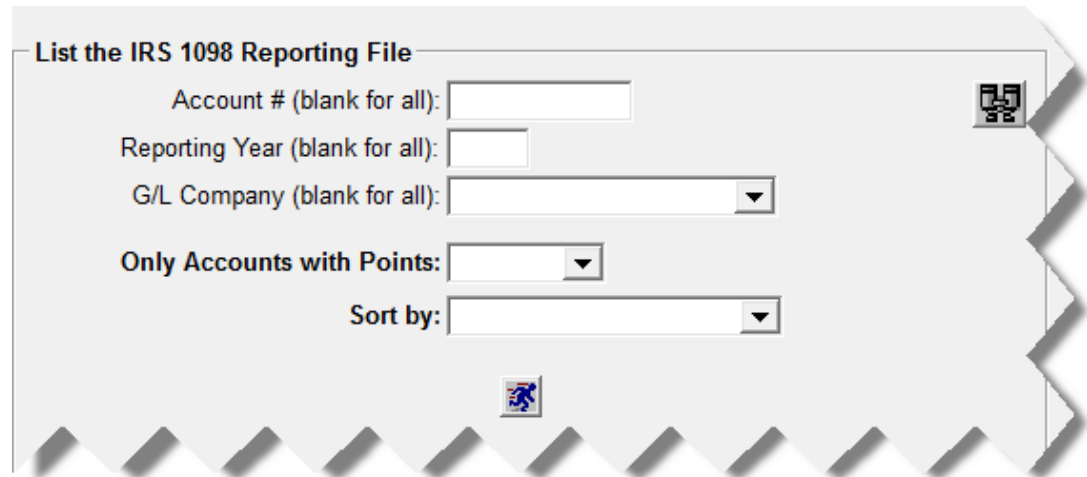
Account # (blank for all):

Reporting Year (blank for all):

G/L Company (blank for all):

Only Accounts with Points:

Sort by:



Processing 1098's

- **Maintain 1098 File**

- + Reporting Information
- + Maintain 1099-C File
- + Maintain 1099-A File
- + 1099-INT Report
- + Create/Update 1098 Information
- + **Maintain 1098 File**
- + List 1098 File
- + Create CONVEY Export File
- + Create/Update GNMA 1041 File
- + Maintain GNMA 1041 File
- + GNMA 1041 Report

The screenshot shows the 'IRS 1098 Maintain Detail' window. At the top, there are 'Filter Options' for 'Reporting Year (ccyy): 2012' and 'Account #:'. Below this is a table titled '1098 Information' with columns 'Reporting Year' and 'A'. The table contains three rows: 2012 2, 2012 2, and 2012 2. The 'Maintain 1098 File' option is highlighted in the list on the left. The '1098 Detail' section contains various fields for loan information, including Interest, Subsidy Amount, Prior Interest, Prior Subsidy Amount, G/L Company, Report 1098, Corrected 1098, Report Tape, Corrected Tape, Prop same as Borrower Address, Property Address, Property City, State, Zip, Property Description, and Other. The 'OK', 'Cancel', 'Apply', and 'Help' buttons are at the bottom.

Reporting Year	A
2012	2
2012	2
2012	2

IRS 1098 Maintain Detail



1098 Detail

Reporting Year(ccyy): 2012

Account #: 200000001 CHARTER OAK A

Interest: 898,651.97

Subsidy Amount: .00

Prior Interest: .00

Prior Subsidy Amount: .00

G/L Company: MFS EXT LO (01)

Points: .00

Report 1098: YES (Y)

Reimbursed Interest: .00

Corrected 1098: NO (N)

Outstanding MTGE Prin: .00

Report Tape: YES (Y)

Loan Origination Date: 06/03/1998

Corrected Tape: NO (N)

Mortgage Premium: .00

Prop same as Borrower Address: NO (N)

Number of Properties:

Property Address: 9785 MONICA LANE

Property City, State, Zip: HARTFORD, IL

Property Description: CHARTER OAK APARTMENTS

Other:

OK

Cancel

Apply

Help

Ready

Processing 1099's

Processing 1099's

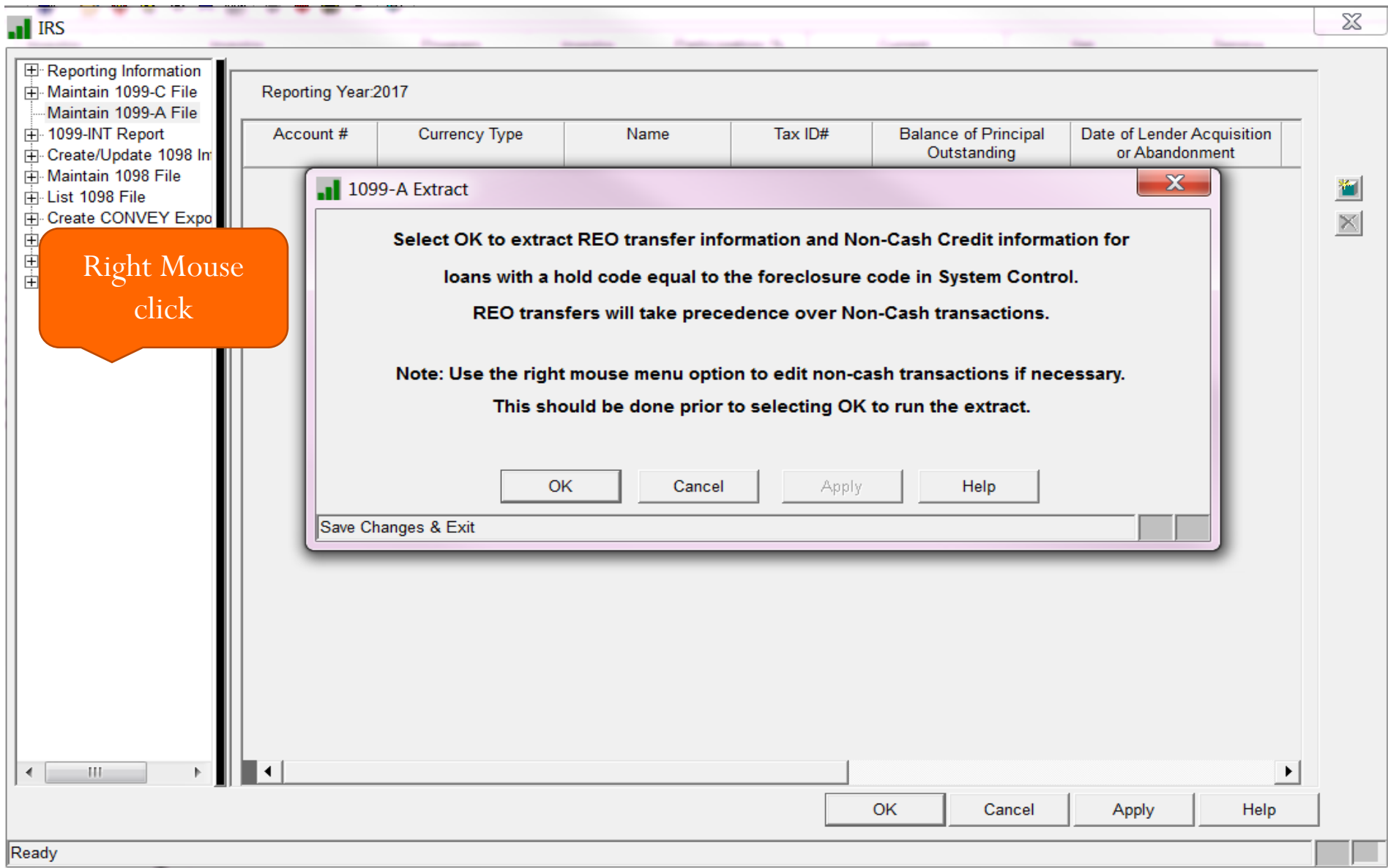
- STRATEGY generates the following data for the forms:
 - 1099-A
 - 1099-C
 - 1099-INT
 - 1099-MISC

1099-A

Acquisition or Abandonment of Secured Property

- + Reporting Information
- + Maintain 1099-C File
- + Maintain 1099-A File
- + 1099-INT Report
- + Create/Update 1098 Information
- + Maintain 1098 File
- + List 1098 File
- + Create CONVEY Export File
- + Create/Update GNMA 1041 File
- + Maintain GNMA 1041 File
- + GNMA 1041 Report

- **Maintain 1099-A option**
- Transaction Types R1 and R2
 - R1 (Transfer of REO)
 - R2 (Transfer of REO Deed in Lieu)
- Creates records in the extract program (right mouse click)



1099-C

Cancellation of Debt

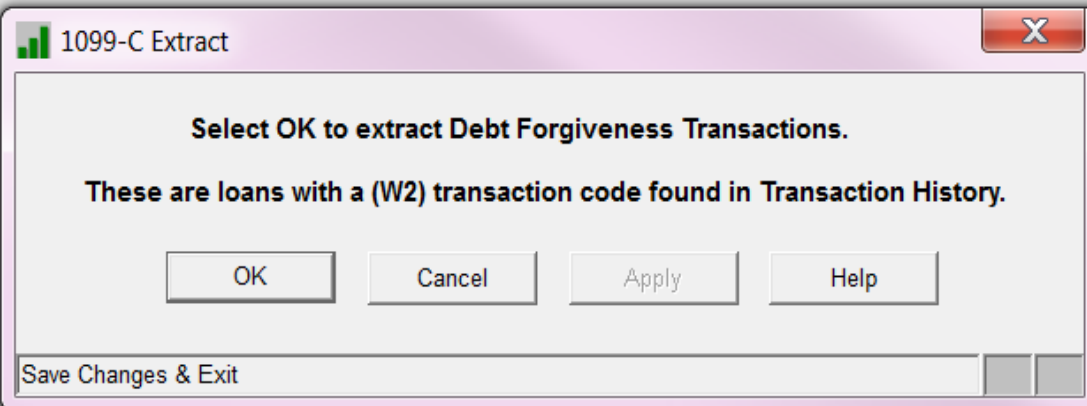
- + Reporting Information
- + Maintain 1099-C File
- + Maintain 1099-A File
- + 1099-INT Report
- + Create/Update 1098 Information
- + Maintain 1098 File
- + List 1098 File
- + Create CONVEY Export File
- + Create/Update GNMA 1041 File
- + Maintain GNMA 1041 File
- + GNMA 1041 Report

- **Maintain 1099-C Option**
- Transaction Types W2
 - W2 (Write Off Debt Forgiveness)
 - Creates records in the extract program (right mouse click)

- [-] Reporting Information
 - [-] Maintain 1099-C File
 - [-] Maintain 1099-A File
- [+] 1099-INT Report
- [+] Create/Update 1098 In
- [+] Maintain 1098 File
- [+] List 1098 File
- [+] Create CONVEY Expn
- [+]
- [+]
- [+]

Reporting Year: 2017

Account #	Currency Type	Tax ID #	Name	Amount of Debt Canceled	Date Canceled	Bankruptcy
-----------	---------------	----------	------	-------------------------	---------------	------------



1099-C Extract

Select OK to extract Debt Forgiveness Transactions.

These are loans with a (W2) transaction code found in Transaction History.

Save Changes & Exit

Right Mouse
click

1099-INT Interest Income

- + Reporting Information
- + Maintain 1099-C File
- + Maintain 1099-A File
- + 1099-INT Report
- + Create/Update 1098 Information
- + Maintain 1098 File
- + List 1098 File
- + Create CONVEY Export File
- + Create/Update GNMA 1041 File
- + Maintain GNMA 1041 File
- + GNMA 1041 Report

- Reports amount of Interest credited to Escrow during the Calendar Year
- Information retrieved from PYTD19
- Print 1099- INT Report
 - Year End must be run for 2019
 - Lists accounts which were paid interest on escrow and any with held amounts
 - 1099 INT Report

- [-] Reporting Information
- [-] Maintain 1099-C File
- [-] Maintain 1099-A File
- [-] 1099-INT Report
- [-] Create/Update 1098 In
- [-] Maintain 1098 File
- [-] List 1098 File
- [-] Create CONVEY Expo
- [-] Create/Update GNMA
- [-] Maintain GNMA 1041 I
- [-] GNMA 1041 Report

Accounts with/without 1099 Forms

Lower Limit for Exclusion (INT): 10.00

Reporting Year: 2019



Use "Reporting Information" to change exclusion or year

OK

Cancel

Apply

Help

1099-MISC

- + Reporting Information
- + Maintain 1099-C File
- + Maintain 1099-A File
- + 1099-INT Report
- + Create/Update 1098 Information
- + Maintain 1098 File
- + List 1098 File
- + Create CONVEY Export File
- + Create/Update GNMA 1041 File
- + Maintain GNMA 1041 File
- + GNMA 1041 Report

- Information is retrieved from Miscellaneous Payable Vendor File
- Verify Payable Vendor Information via Query or Ad hoc reporting
- Export the information to Sovos

Sovos (*f/k/a Convey*)

Tax Reporting

STRATEGY creates Interface files for Sovos

- Data files are created
 - Used with Sovos to report to IRS and print IRS forms
 - Once files are created – download files to pc with TXT extension
 - + Reporting Information
 - + Maintain 1099-C File
 - + Maintain 1099-A File
 - + 1099-INT Report
 - + Create/Update 1098 Information
 - + Maintain 1098 File
 - + List 1098 File
 - + Create CONVEY Export File
- PIPAYER- G/L Company Information
- PIRECIP - Borrower/Vendor Information
- PI1098 – Mortgage Interest (1098)
- PI1099-A Acquisition/ Abandonment (1099-A)
- PI1099-C Cancellation of Debt (1099-C)
- PI1099I – Interest Income (1099-INT)
- PI1099-M –Miscellaneous Income (P1099-MISC)

- [-] Reporting Information
- [-] Maintain 1099-C File
- [-] Maintain 1099-A File
- [-] 1099-INT Report
- [-] Create/Update 1098 Information
- [-] Maintain 1098 File
- [-] List 1098 File
- [-] Create CONVEY Export File

Create the following CONVEY Interface Files

PIPAYER - G/L Company Information

PIRECIP - Borrower/Vendor Information

PI1098 - IRS 1098 Information

PI1099A - IRS 1099-A Information

PI1099C - IRS 1099-C Information

PI1099I - IRS 1099-INT Information

PI1099M - IRS 1099-MISC Information

Download these files to directory C:\CONVEY\IMPORT
with .TXT extension.



Run



Re-Run

OK

Cancel

Apply

Help

Annual Statements

Annual Statements

- Access from Reports > Annual Statements
 - Select Run and input appropriate parameters for annual statements
- Summary Option
 - Summary statements creates a one page notice which includes year end balances for principal, interest, escrow and late charges
 - Year End processing must be completed prior to running

Report Parameters

Annual Statements

Statement Type: (1) ANNUAL

Statement Requirement Y or blank:

Report Type: (S) SUMMARY

From Date: 00/00/0000 To Date: 00/00/0000

Account #:

Account # (all): ALL

Company Name & Address: YES (Y)

Summary Year: 2019

Wrap:

OK

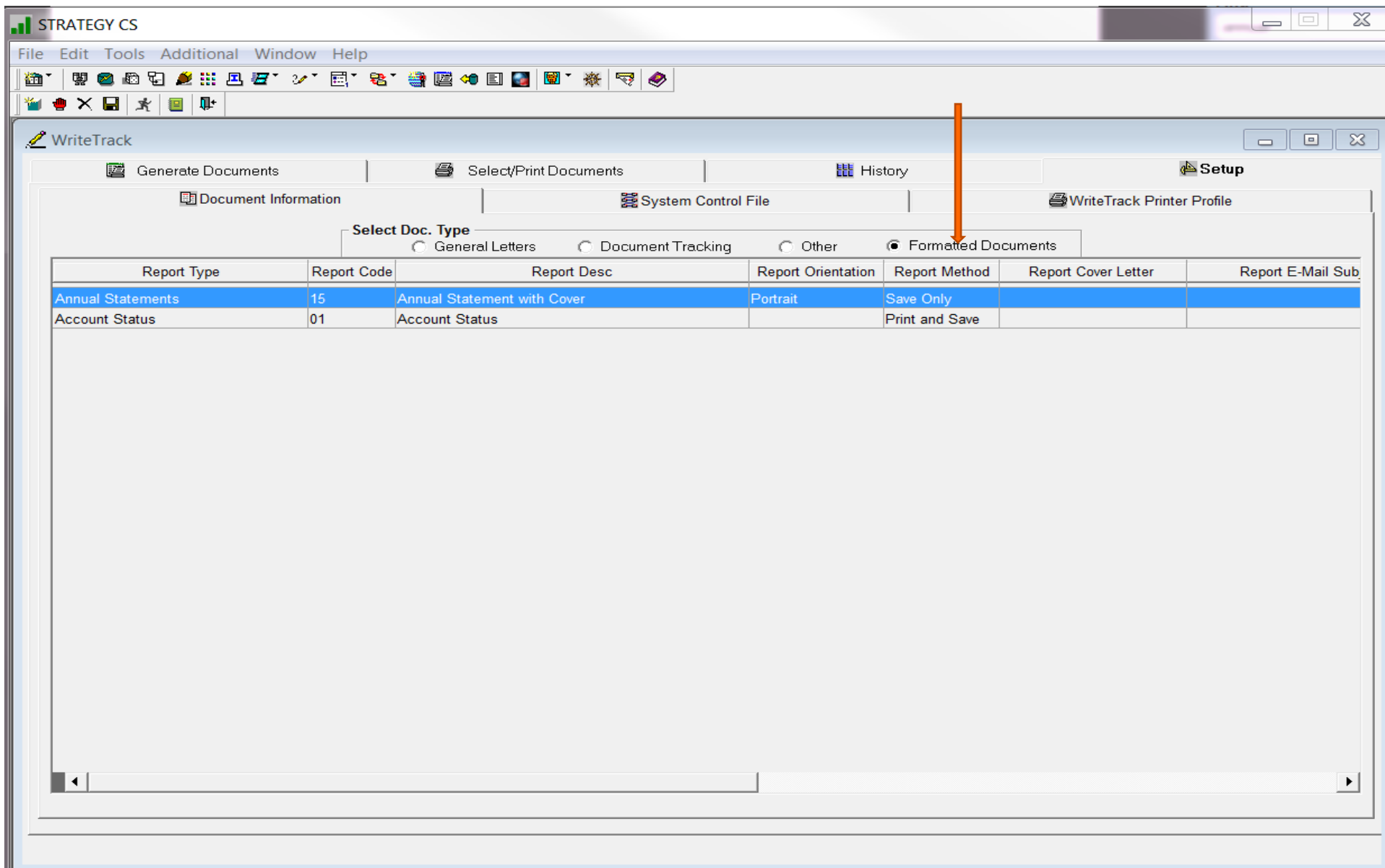
Cancel

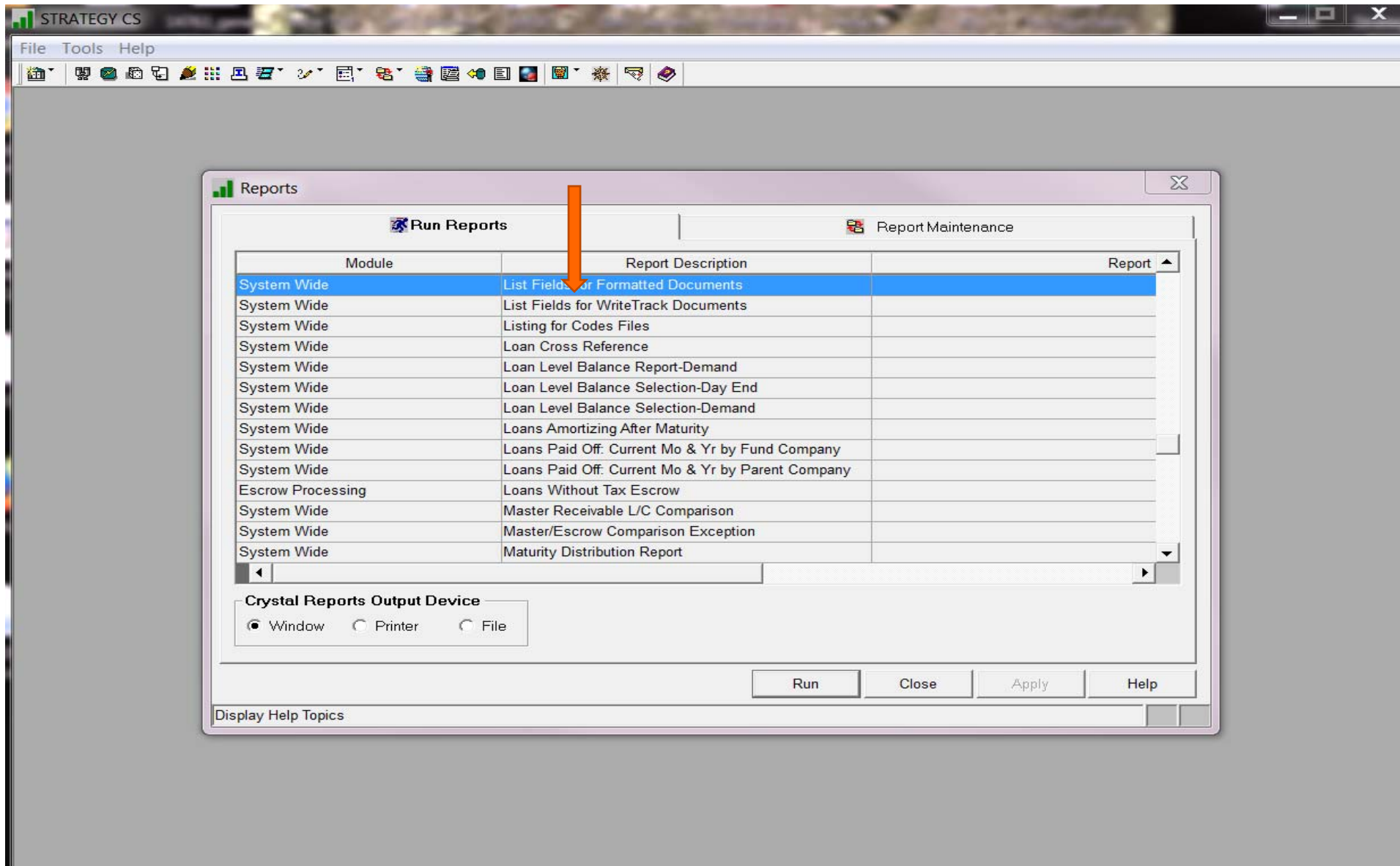
Help

Ready

Detailed Annual Statement PDF

- Formatted Documents PDF format
 - Can be printed or emailed
 - Capability to have a cover letter generated
 - Ability to add a Logo on the Annual Statement
 - Email can have formatted text for the body of the email





Create the Cover Letter

8 Suburban Park Drive, Unit #2, Billerica, MA 01821-3903
978.439.9000: Main Number 978.439.9068: Fax Number
www.mccrackenfis.com



October 18, 2019

«pladd1»

«pladd2»

«pladd3»

«pladd4»

«pladd5»

«pladd6»

SAVE WORD Document as .RTF type

RE: Annual Loan Statement

Attached please find your annual loan statement as requested. Please contact us if you should have any questions.

«pflname pllname»

«plttitle»

«plphone»

Formatted Document Annual Statement

Formatted Document Information

Report Type: Annual Detail Statement

Report Code: 15

Report Description: Annual Statement with Cover

Report Orientation: PORTRAIT

Report Method: E-Mail and Save

Save to Notes/History Y/N: NO (N)

Include Water/Sewer Y/N: NO (N)

Preview Y/N: YES (Y)

Include User Info: MFSDEMO1

Include Note Type:

E-mail Subject: 2019 Annual Statement

E-mail Document Template: Y:\formatteddoccoverletter.rtf

Working Directory: Y:\

Report Logo: Y:\Writetrack\MFS.bmp

OK Cancel Apply Help

Ready

User Information

STRATEGY CS

File Tools Help

User Information

Inactive	User ID	First Name	Last Name	Phone #	Fax
<input type="checkbox"/>	JOAN17	Joan	Smith		
<input type="checkbox"/>	PNEWMAN	Patty	Smith	978-439-9000	978-439-9068
<input type="checkbox"/>	AL	Al	Smith		
<input type="checkbox"/>	DEBBIE	Deborah	Smith	(978) 439-9000	
<input type="checkbox"/>	SHART				
<input type="checkbox"/>	KDRAW				
<input type="checkbox"/>	KIM17				
<input type="checkbox"/>	TWALL				
<input type="checkbox"/>	MFSD				
<input type="checkbox"/>	MFSC				
<input type="checkbox"/>	MFSC				
<input type="checkbox"/>	MFSC				
<input type="checkbox"/>	MFSC				
<input type="checkbox"/>	MFSC				
<input type="checkbox"/>	MFSC				
<input type="checkbox"/>	MFSC				
<input type="checkbox"/>	MFSC				
<input type="checkbox"/>	MFSC				
<input type="checkbox"/>	MFSC				
<input type="checkbox"/>	KPETE				
<input type="checkbox"/>	CONF1				
<input type="checkbox"/>	KFERG				
<input type="checkbox"/>	KATH15	Kathleen	Wynn		
<input type="checkbox"/>	JOAN19D	Joan	Sittard	978 439-9000	9780439-9096

User Information Detail

AS400 User ID: MFSDemo1

First Name: Jane Last Name: Doe

Phone #: Fax #:

E-mail Address: kim.cooper@mccrackenfz.com

Title: Asset Manager

Servicer: ABC SERVIC (01) Inactive: ☐

OK Cancel Apply Help

Select OK Cancel Apply Help

Ready

Running a Formatted Document

The screenshot shows a software window titled "Period End Processing". On the left is a tree view with the following items: Lockout, Job Stream Maintenance, Copy Saved Files to Tape, Day End Closing, Month End Closing, Quarter End Closing, Year End Closing, Annual Statements (highlighted), and Automatic Day End Proce. The main area contains the following fields and controls:

- Account# (blank for all): [text box]
- Report Type: [dropdown menu showing "Annual Detail Statement"]
- Report Code: [dropdown menu showing "(15) Annual Statement with Cover"]
- From Date: [text box showing "01/01/2018"] To Date: [text box showing "12/31/2018"]
- Report Orientation: [dropdown menu showing "Portrait"]
- Preview: [dropdown menu showing "Yes"]
- Include User Info: MFSDEMO1
- Report Method: E-Mail and Save
- E-Mail Address section:
 - E-Mail Subject: [text box showing "2019 Annual Statement"]
 - E-Mail Body Document: Y:\formatteddoccoverletter.rtf
 - Include Logo: Y:\Writetrack\MFS.bmp
- [Run button]

At the bottom of the window are buttons for OK, Cancel, Apply, and Help. The status bar at the very bottom says "Ready".

Virtual Printer Must Be Installed

- Must be installed on workstation in order to print, save, email and pdf
- Refer to www.mccrackenfs.com website for instructions
 - Support Center > Release Materials
 - Hardware and Software Requirements

Saving or Emailing Formatted Documents

Strategy supports the ability to email and save select reports as PDF files (See Formatted Documents in the Release 17 Update 6 Highlights document). In order to support the ability to email and save PDF files, a virtual PDF Printer must be installed on the executing user's PC. The following product is approved by PowerBuilder and should be downloaded to executing PC's. Installation instructions are available in the Strategy CS Installation Instructions.

The email feature is not available with virtual environments (e.g. Citrix, etc.).

Ghostscript is a third party software product. Any licensing requirements to implement this product in your environment is your responsibility. McCracken is not responsible for licensing or support of this product.

The Ghostscript Version 8.71 for Windows.

Windows 32 Bit <http://sourceforge.net/projects/ghostscript/files/GPL%20Ghostscript/8.71/gs871w32.exe>

Windows 64 Bit <http://sourceforge.net/projects/ghostscript/files/GPL%20Ghostscript/8.71/gs871w64.exe>

Printing Letters from the Portal

Letters printed from the Portal require the installation of WTServer, a McCracken provided application that monitors the data library for letters that need to be printed. Initially created for Release 17 Update 8 V2, a new version is available with Release 19A. The CD containing the application is provided with the StrategyCS build for 19A and will be accompanied with installation and configuration instructions.

Release 19A WTServer Version W11901

IRS changes in 2019

- Changes will be made in Release 20
 - Acquisition Date – will be handled manually through Sovos





**THANK
YOU
FOR
YOUR
ATTENTION**