

The logo for Loan NEX is displayed within a blue rectangular banner with thin green borders at the top and bottom. The word "Loan" is in a white, rounded sans-serif font, while "NEX" is in a white, bold, blocky sans-serif font. The letter 'X' in "NEX" is stylized with a light blue shadow or secondary outline.

Loan NEX

Soft Stops Rules Setup Guide

# LoanNEX – Soft Stops Rules Setup Guide

*Select the link to go directly to page*

1. [Summary & Common Use Cases](#)
2. [Creating Soft Stops](#)
3. [Tie Soft Stops to Primary Screens](#)
4. [Examples](#)
5. [Soft Stop Display to a User](#)

# Soft Stops – Summary & Common Use Cases

## Summary

- Soft Stops are **configurable eligibility rules** that display messages in the pricing table to Users, but do NOT prevent them from performing actions on the pricing table.
- Soft Stop messages **can be configured to ONLY display messages based on specific loan attributes**.
- Soft Stops should be implemented when an investor would like to notify LoanNEX Users of information, but the info is neither configurable as an overlay, nor is the info deemed suitable for Q&A.

## Common Use Cases

**Property Type eligibility rules** that are NOT configurable as an overlay, such as the following:

- Investor Guideline: Acreage must meet 50(a)(6) & 50(f)(2) requirements for urban and rural properties
- Soft Stop Opportunity: LoanNEX can write an eligibility rule for urban properties, but not acreage

**Citizenship eligibility rules** that are NOT configurable as an overlay, such as the following:

- Investor Guideline: Permanent Resident Aliens must be employed in the US for the past twenty-four (24) months
- Soft Stop Opportunity: LoanNEX can write an eligibility rule off Permanent Resident Aliens, but not employment

# Creating Soft Stops

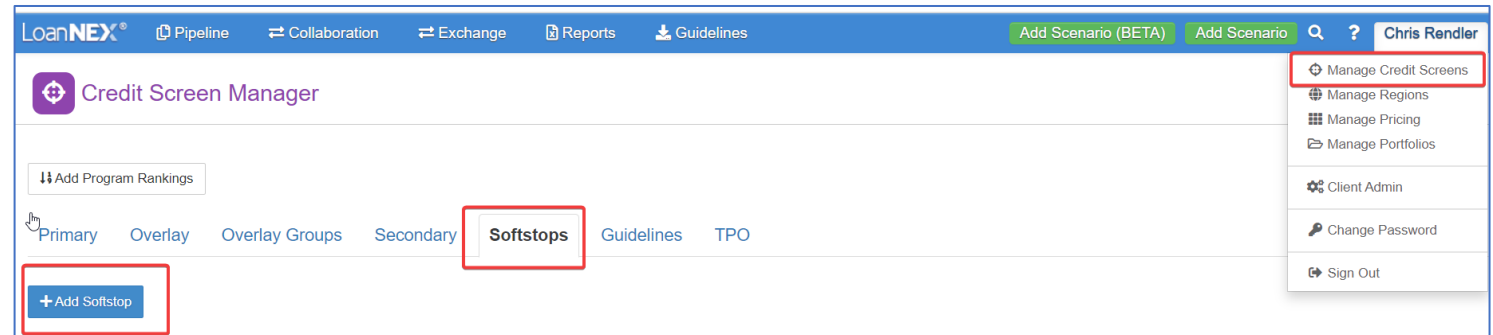
## Steps:

1. Navigate to LoanNEX Manage Credit Screens
  - Select the **Soft Stops** tab and **Add Soft Stop** button
2. Add details (Min LTV, State, etc.) for when soft stop should fire
3. Add Message that will display
4. Configure **Warning message displayed when screen outcome is**

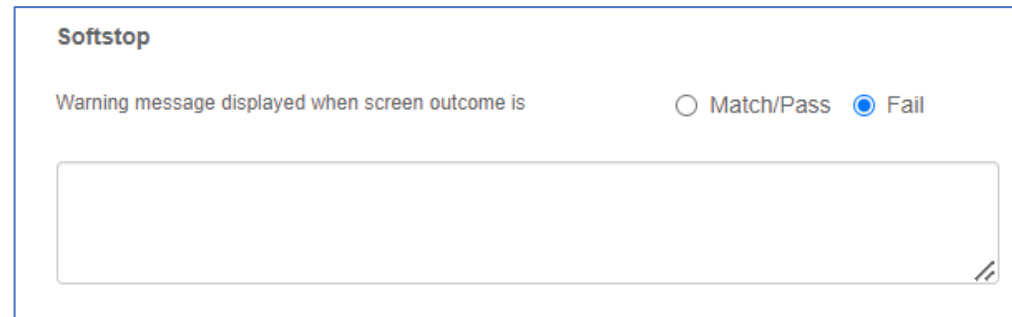
### IMPORTANT NOTE:

- Selecting the **Match/Pass** radio button means the message will display when rule is MET
- Selecting the **Fail** radio button means the message will display when the rule is NOT met

## Step 1



## Step 4

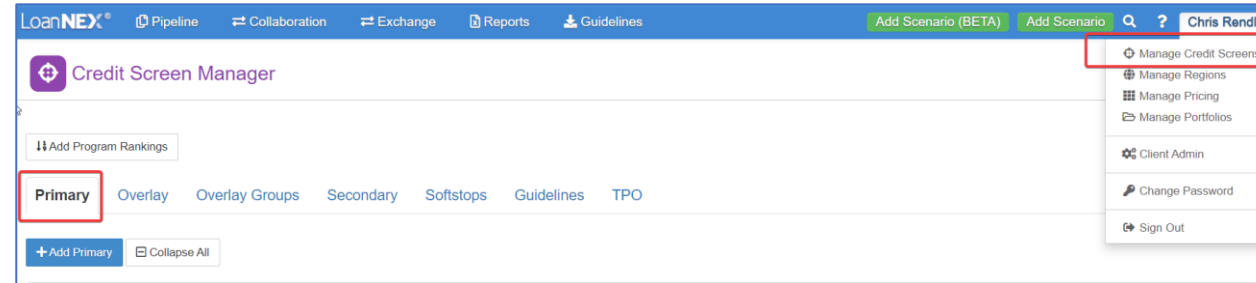
The screenshot shows the 'Softstop' configuration form. The title is 'Softstop'. Below the title, there is a section labeled 'Warning message displayed when screen outcome is' with two radio buttons: 'Match/Pass' and 'Fail'. The 'Fail' radio button is selected. Below this section is a large text input field for entering the warning message.

# Tie Soft Stops to Primary Screens

## Steps:

1. Navigate to LoanNEX **Manage Credit Screens**
  - Select the **Primary** tab
2. Select the **Soft Stops** button for the appropriate Primary Screen
3. Find the appropriate Soft Stop under **Assign Soft Stops** and select the checkbox
4. Select the **Change Assignments** button

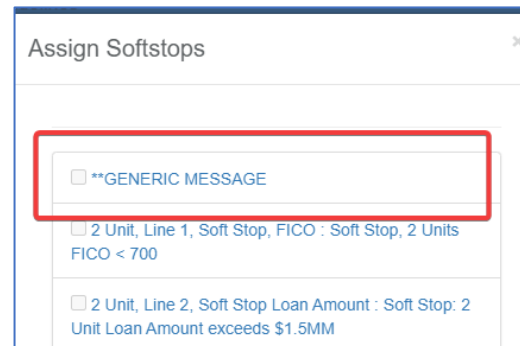
### Step 1



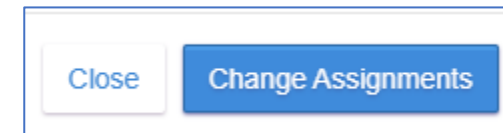
### Step 2

Screen Name	History	Products	Overlay Groups	Softstops	Last Updated	Updated By
Testing - Full Doc	<a href="#">View</a>	2 Product(s)	1 Overlay Group(s)	1 Softstop(s)	1/30/2024 2:29 PM CST	ChrisRenderDemo

### Step 3



### Step 4



# Examples

## Example 1: Notify users when a FICO is too low for a given LTV range

### Message Logic

**Softstop**

Warning message displayed when screen outcome is  Match/Pass  Fail

FICO min is 700 when LTV > 50%

### Rule Logic

Purpose		Occupancy		Property Type		Amount		DSCR (Actual)		DSCR Q.		Front-End DTI		Back-End DTI		FICO		CLTV		LTV		LTL		Cash Out		Cash-in-Hand		Months Res (Actual)		Months Res Q.		Residual Income (Actual)		Residual Income	
min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	699	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max
min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max

# Examples

## Example 2: Notify users when a DTI is too high

### Message Logic

**Note:** See this message  
Displayed to User  
Example on next page

**Softstop**

Warning message displayed when screen outcome is  Match/Pass  Fail

DTI above 45% requires compensating factors

### Rule Logic

Purpose		Occupancy		Property Type		Amount		DSCR (Actual)		DSCR Q.		Front-End DTI		Back-End DTI		FICO		CLTV		LTV		LTL		Cash Out		Cash-in-Hand		Months Res (Actual)		Months Res Q.		Residual Income (Actual)		Residual Income	
min	max	min	max	min	max	min	max	min	max	min	max	min	max	45	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max
min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max	min	max

# Soft Soft Display to a User Example

## Pricing Table Warning

The screenshot shows a pricing table with columns: Rate, Price, P&I PMT, Investor/Lender Program, Product, Eligibility Q&A, Scenario Details, and Next Steps. The first row shows a rate of 7.000% and a price of 95.600. The 'Investor/Lender Program' column contains 'RMoss Investor' and 'Company1'. A red triangle warning icon is next to 'Company1'. A blue arrow points from this icon to the 'Evidence Expansion' window below.

Rate	Price	P&I PMT	Investor/Lender Program	Product	Eligibility Q&A	Scenario Details	Next Steps
7.000% 60 Days	95.600 -\$39,600.00	\$5,987.72	RMoss Investor Company1	30 Yr. Fixed			Request & Submit
7.000%	95.450		RMoss Investor				

**Note:** This is how Example 2 (previous page) will display to the User

## Evidence Expansion

The 'Eligibility & Pricing Evidence' window shows 'Eligibility Evidence' selected. It displays 'Eligibility Results' for a 'Simple Test' last screened on 02/02/2024 at 12:58 PM. The test passed for 'State, County, Purpose, Occupancy, Property Type'. Under 'Credit Attributes', the 'Loan Amount' is \$900,000.00, which is within the '\$100' limit. A red box highlights the 'Soft Stop messages' section, which contains the message: 'DTI above 45% requires compensating factors'. The 'Payment Information' section is partially visible at the bottom.

Credit Attributes	Inputs	Limits
Loan Amount	\$900,000.00	>= \$100