# Soft Stops Rules Setup Guide

# LoanNEX – Soft Stops Rules Setup Guide

*Select the link to go directly to page*

# 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
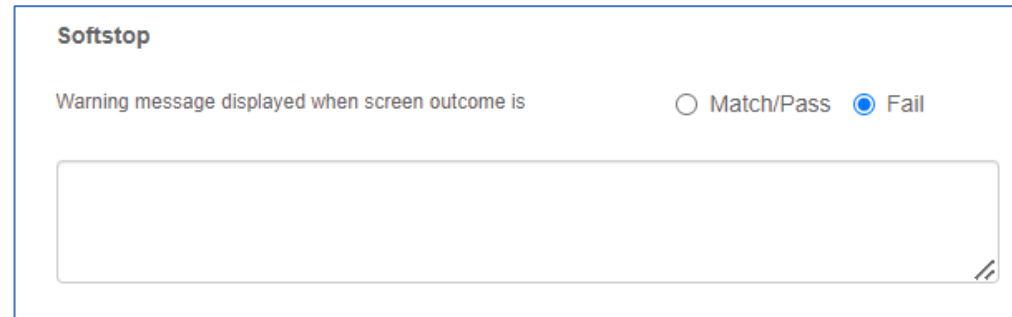4. Configure **Warning message displayed when screen outcome is**

   **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**
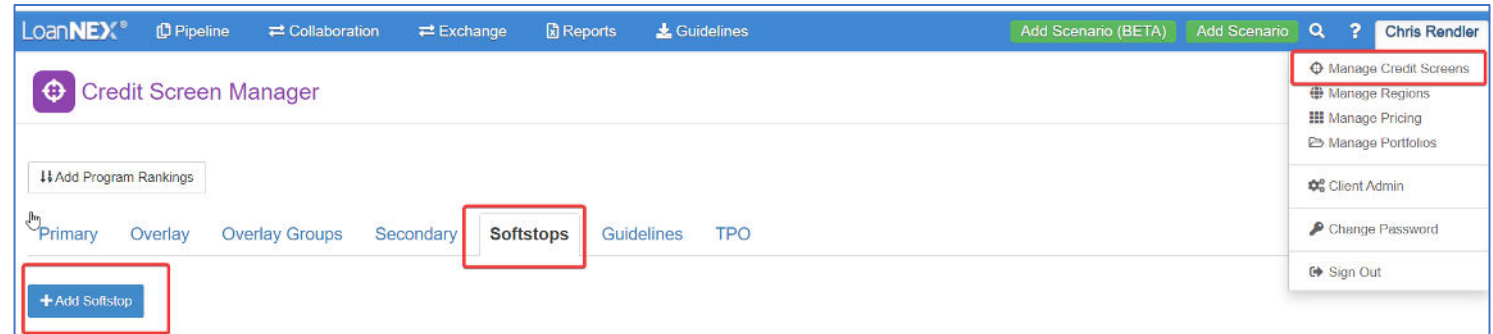
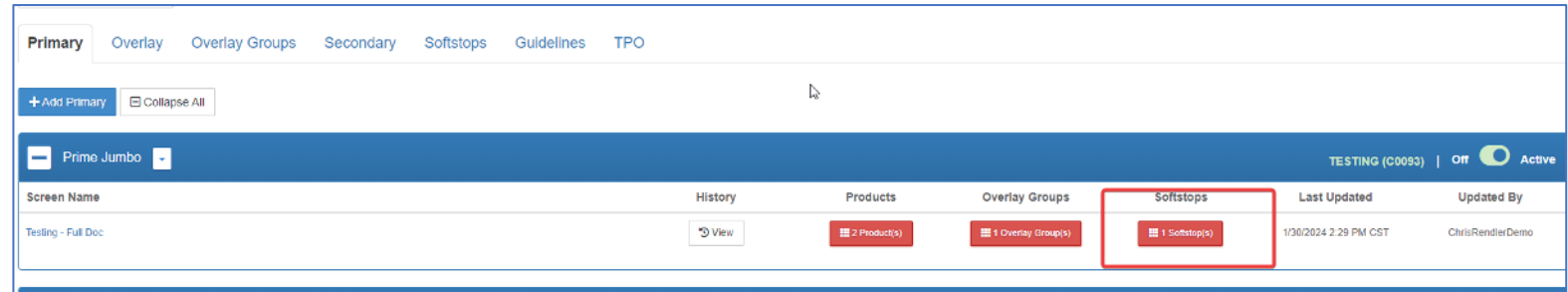

**Step 4**

# 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
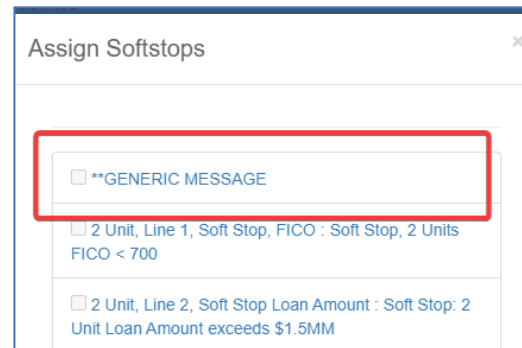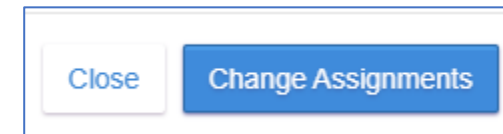4. Select the **Change Assignments** button

**Step 1**
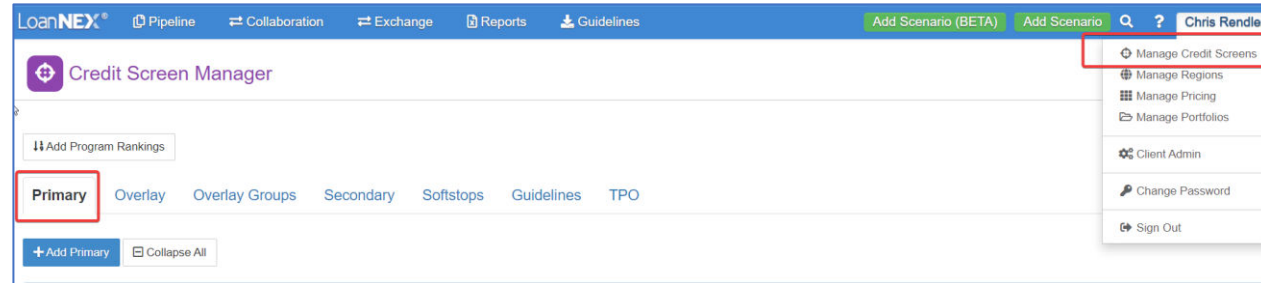


**Step 2**



**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 | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Allow All | Allow All | Allow All | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | 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 | 699 | min | max | 50 | max | min | max | min | max | min | max | min | max | min | max | min | max | min | ma |
| | | | 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 | ma |

12/24/2024     Copyright Mortgage NEKS, LLC 2025     6

# 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 Incom |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Allow All | Allow All | Allow All | 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 | |
| | | | 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 | |

12/24/2024                         Copyright Mortgage NEKS, LLC 2025                         7

# Soft Soft Display to a User Example

## Pricing Table Warning



## Evidence Expansion

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

# Submit a Case to LoanNEX Support

1. Select the appropriate email address below:

   ➤ Client Support / Configuration Settings: support@loannex.com

   ➤ Eligibility & Pricing Inquiries: investorsupport@loannex.com

   ➤ Sales: sales@loannex.com

   ➤ General Inquiries: info@loannex.com

   ➤ Billing Inquiries: support@loannex.com

2. Include Contact Information: Name, Company Name, Email, Telephone

3. Include a detailed description of your Case

4. A Case will be created, and the appropriate LoanNEX Team member notified

5. LoanNEX will respond within one business day to address your Case