Planet Home Lending
CORRESPONDENT DIVISION

Announcement 2016-32 revised 4/14/16

FEMA Disaster Declaration for the State of Texas

The Federal Emergency Management Agency (FEMA) has amended its original Disaster Declaration dated March 7, 2016, for the state of Texas to include ten (10) additional counties due to severe storms, tornadoes, and flooding.

Declaration Date: March 19, 2016

Incident Period: March 7, 2016 – March 29, 2016

Designated Counties:
Jasper, Newton, Orange, Earth, Gregg, Harrison, Hood, Marion, Parker, Henderson, Limestone, Shelby, and Tyler counties

If the subject property is located in one of the designated counties above and the appraisal was completed on or before March 7, 2016, Planet Home Lending will require one of the following:

- An Appraisal Update and/or Completion Report (Fannie Mae Form 1004D), **or**
- A Desktop Underwriter Property Inspection Report (Fannie Mae Form 2075).

A 2075 is also required on the following:

- A DU Refi Plus transaction with a property inspection waiver (PIW).
- An FHA Streamline without an appraisal.

In the event significant damage is indicated on the 1004D or 2075 additional conditions may apply.

Appraisals completed after the Disaster Declaration incident period end date require the appraiser to comment on the value and marketability of the subject property for 60 days from the end of the incident period.

Refer to the Planet Home Lending Seller Guide – Chapter 8 – FEMA Disaster Declarations topic for additional guidance on Planet Home Lending requirements.

If you have any questions, please contact your Regional Sales Manager