
SUPERIOR COURT OF NEW JERSEY
CHANCERY DIVISION – GENERAL
EQUITY PART
MERCER COUNTY

In the Matter of Residential Mortgage
Foreclosure Pleadings and Document
Irregularities

DOCKET NO. F-59553-10

CIVIL ACTION

**CERTIFICATION OF MATTHEW LEE
WARDLOW IN SUPPORT OF BANK OF
AMERICA d/b/a BAC HOME LOANS
SERVICING, LP'S PRIMA FACIE
SUBMISSION PURSUANT TO THE
MARCH 29, 2011 STIPULATION**

MATTHEW LEE WARDLOW, of full age, certifies as follows:

I am a BAC Home Loans Servicing, LP (“BAC Servicing” or “Bank”) Senior Vice President; Portfolio Services Group. In this capacity, I am responsible for the boarding of loans the Bank acquires, including from other servicers, into the Bank’s iSeries system. I am familiar with the facts set forth in this certification and make this certification in support of Bank of America d/b/a BAC Home Loans Servicing, LP’s Prima Facie Submission Pursuant to the March 29, 2011 Stipulation.

1. When BAC Servicing acquires loans from others, whether lenders, investors, or servicers, the Portfolio Services Group (PSG) is responsible for boarding the loans onto the Bank’s systems, which involves pre-boarding, boarding, and post-boarding functions.

2. As part of the pre-boarding process, data relating to loans that are transferred to BAC Servicing is accomplished via Servicing Transfers. With respect to those loans, PSG receives data relating to each loan and boards the data into the Bank’s systems. The data

includes principal balances, interest paid to date, escrow payments, PMI payments, note rate, partial payments, and late charges. PSG reconciles the balances to the loan file received to verify the accuracy and completeness of the file. Other departments within the Bank, including Special Loans, Insurance, Pre-Pay, and Investor Asset Management, conduct additional testing and validation of the data.

3. Loan Services Specialists within PSG are responsible for investigating and resolving any discrepancies, including contacting the originating lender, investor, or servicer to resolve issues.

4. Subsequently, the party transferring the loan for servicing sends the Bank the final loan file, which is also validated. As part of the process, the loans are again tested to identify any data discrepancies or issues. Loan Servicing Specialists are responsible for generating exception reports on the final data and clearing any exceptions with the transferring party. Once again, the Loan Servicing Specialists also work with other departments to clear such exceptions

5. PSG then receives a final trial balance that details the principal balance, interest paid to date, escrow payments, PMI payments, note rate, partial payments, and late charges. The trial balance is reconciled to the data on the Bank's system to ensure accuracy.

6. For each acquisition, the Bank's system randomly generates a sample of loans, for which the Loan Service Specialists perform pre-boarding and post-boarding audits to confirm that the data in the Bank's system matches the data in the files received.

7. Additionally, PSG's Quality Control Group performs a post-boarding QC audit, which includes a procedural review and a loan data validation review. The QC Audit is comprised of two parts – Tier 1 and Tier 2.

8. Tier 1 QC Audits verify the boarding process is completed in accordance with our policies and procedures. A key element of this audit is reconciling the final trial balances provided to the balances boarded.

9. Tier 2 QC Audits involve an audit of the information in the loan documents to the information boarded into the Bank's system. A random sample of loans is selected for auditing. The audit compares approximately 75 data fields from 5 key documents, such as the Note, Deed of Trust, appraisal, the loan application, and the settlement statement/HUD1.

10. A report is generated for each audit performed.

I HEREBY CERTIFY that the foregoing statements made by me are true. I am aware that if any of the foregoing statements made by me are willfully false, I am subject to punishment.

Dated: June 10, 2011


MATTHEW LEE WARDLOW