

Simplifile for Settlement Agents

Simplifile is ICE Mortgage Technology's suite of products that facilitate the real estate industry's transactions by connecting you to your counties, consumers, and lenders.

With our easy-to-use services, you can securely collaborate with lenders on documents and fees, send documents to consumers for electronic signature, send documents to counties for eRecording, then deliver final documents and fees back to lenders. We offer the peace of mind that comes with having all your communication and workflow in one place with one simple, secure login. With a complete API for system integration, free training, and support, you will be up and running in no time.

eSign events

Provide an easy, consumer-friendly experience for electronic signing and notarizing documents. Through eSign Events, an agent can send documents to a customer to eSign as well as facilitate in-person notarization (IPEN) and remote online notarization (RON) sessions. Simplifile's industry expertise is also baked into the product to help you know if a recording jurisdiction will accept eNotarization transaction types. Consider eSign Events for all your eSign needs including both the seller side and cash transactions!

Features and benefits:

Ancillary documents (no witness needed)

- Seamless authentication via mobile devices for your consumers
- Unlimited eSigning for a low monthly fee
- Quick re-creation of events with similar documents
- Simple ability to tag documents with signature coordinates
- Transparency into the real-time status of signing participants

Document packages using IPEN

- All the features of non-witnessed events
- Support for notary-specific digital certificates
- Ability for signers to bring their own device or share the notary's

Document packages using RON

- All the features of non-witnessed and IPEN events
- Secure signer authentication using knowledge-based authentication and automated ID verification
- Support for your state-specific requirements
- Teleconferencing support eliminating the need for signers to be in the same location as the notary



Services we provide for Settlement Agents

- Pre-closing
- Closing
- Recording
- Post Closing
- Servicing documents

For more information
go to simplifile.com



- Bring your own notary to the transaction, allowing you full control over the experience
- Ability to include non-signer participants like a realtor or advisor
- Ongoing access and storage of the RON video recordings

eRecording

Easily save time and money by recording all your deeds, mortgages, and other documents online with Simplifile eRecording. Simply log in, electronically prepare, or scan your documents, then submit for recording. Simplifile facilitates payment and delivers the documents to the county for processing, and the county reviews them for accuracy. After review and approval, documents are stamped and officially recorded for public record. During business hours, most counties record documents in minutes.

Lender-initiated collaboration

Simplifile Collaboration is a way for lenders and agents to collaborate and exchange key data, documents and updates securely. With built-in messaging, you'll easily communicate on individual documents and fees. Since you're both working within one system, you have real-time visibility into their processes and can easily discuss changes, updates, and deficiencies. Never worry about errors and setbacks from miscommunication.

Common collaboration activities:

- Title order and fulfillment
- Closing disclosure fee collaboration
- Secure document delivery (includes Pre-Close, Closing and Post Close documents)
- Integrations into the eClose platforms of DocMagic, Docutech and Encompass
- Automatic delivery to lender of documents eRecorded through Simplifile

When asked to collaborate, your organization will receive an email invitation to the loan. This is free of charge to settlement agents.

About ICE Mortgage Technology

ICE Mortgage Technology is part of ICE (NYSE: ICE), a global data, technology and market infrastructure company that designs, builds and operates digital networks to connect people to opportunity. Backed by ICE's global resources, we offer a truly differentiated digital platform that provides straight-through processing for a more comprehensive end-to-end workflow than any other provider in the market. We reach almost every mortgage in the U.S. by combining the native automation of Encompass® with the e-collaboration and e-recording capabilities of Simplifile®, along with the national electronic registry for nearly 90% of the U.S. mortgage market in MERS. Ultimately, our technology enables people across the industry to focus on personal connections when they need it most, and support borrowers for a better journey of homeownership. Visit icemortgagetechnology.com to learn more.