# MORTGAGE ASSIGNMENT & RELEASE DATA

Mortgage Assignment & Release Data refers to information related to the assignment and release of mortgage loans. It provides valuable insights into the transfer of mortgage ownership from one party to another and the subsequent release of the mortgage lien. This data can be essential for various industries, including banking, real estate, legal services, and mortgage lending, enabling them to make informed decisions and mitigate risks associated with mortgage transactions.

**What is Assignment and Release Data?**

**Assignment Data** – Assignment data pertains to the transfer of ownership rights of a mortgage loan from one entity to another. This transfer typically occurs when a lender sells or transfers a mortgage loan to another financial institution, such as a bank, credit union, or mortgage-backed security issuer. Assignment data includes information such as the parties involved, the effective date of the assignment, and any relevant terms or conditions.

**Release Data** – Release data involves the release or satisfaction of a mortgage lien on a property. When a mortgage loan is fully paid off or otherwise satisfied, the lender releases the mortgage lien, allowing the property owner to have clear title. Release data provides details about the release, including the date of release, the parties involved, and any legal documentation associated with the release.

## Assignment & Release Property Details

**Dissect mortgage assignments, a transfer of mortgage ownership, as well as releases which are the result of the mortgage being paid in full or refinanced by the borrower.**

- ⊘ 15 years of historical transactions
- ⊘ Property Address (where available)
- ⊘ Borrower and Ownership Details
- ⊘ Original, Assignor, and Assignee Lender Name
- ⊘ Original Mortgage Information

Our Mortgage Assignment & Release Data is fully customizable, allowing you to license the entire database or data sets based on specific geographies. It can be used by various industries, including:

**Banking and Financial Institutions** – Mortgage assignment data is crucial for banks and financial institutions involved in mortgage lending and servicing. It helps them track the ownership of mortgage loans, identify potential risks, and ensure compliance with regulatory requirements. By analyzing assignment data, banks can also evaluate the performance of their mortgage portfolios, identify trends, and make informed decisions about loan servicing, refinancing, or securitization.

**Real Estate and Title Companies** – Real estate professionals and title companies utilize assignment and release data to conduct thorough title searches and verify the chain of ownership for a property. This information helps ensure that a property has a clear title and is free from any outstanding mortgage liens. Real estate agents also use assignment data to identify potential leads for buyers or sellers who may be interested in properties recently assigned or released from mortgages.

**Legal Services and Due Diligence** – Attorneys and legal professionals rely on assignment and release data to conduct due diligence for property transactions, such as real estate purchases or refinancing. They examine the assignment data to confirm the validity of mortgage assignments and ensure compliance with legal requirements. Release data assists in verifying the satisfaction of mortgage liens, which is essential for completing property transactions smoothly.

**Mortgage Servicing and Investment** – Mortgage servicers and investors utilize assignment data to monitor loan transfers and maintain accurate records of mortgage ownership. This information enables them to handle borrower inquiries, manage loan portfolios, and accurately attribute payments and obligations to the correct entities. Release data helps investors assess the risk associated with mortgage-backed securities by tracking the release of mortgage liens and estimating the overall performance of the underlying loans.

## Coverage
Our probate, pre-probate, and divorce data covers the majority of the United States. It's important to note that all three data types aren't always available in some areas.

## Delivery
Our probate, pre-probate, and divorce data can be delivered at the county, state, or national level with weekly updates every Wednesday.

## Bulk Data Licensing
We deliver the most accurate and detailed data available, designed to support a vast array of applications and industries. These millions of data points are compiled from thousands of sources, and we make them easy to dissect and utilize while providing the best customer service available.

**THE WARREN GROUP** *Since 1872*
*Real Estate & Financial Information*

## Contact us Today!
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