

Announcement #26-61

Date: June 15, 2026

Uniform Residential Appraisal Report (URAR) Redesign – UAD 3.6 Acceptance for GSE Loans

Pennymac is pleased to announce that we will begin accepting GSE loans with appraisals in the Uniform Appraisal Dataset (UAD) 3.6 format, effective with loan deliveries on and after June 12, 2026.

To ensure a seamless delivery and purchase process, please carefully review the following information regarding this update:

UAD 3.6 URAR Redesign

The new URAR (UAD 3.6) supports traditional, hybrid, desktop, and exterior appraisal reports.

- Appraisal report form numbers have been retired, including the Appraisal Update and/or Completion Report (formerly the 1004D/442).
- The general appraisal addendum has been retired. Under the new URAR format, there are specific fields within each section of the report to allow appraisers to add commentary as necessary.
- The Single-Family Comparable Rent Schedule (formerly the 1007/1000) should be completed in the new URAR for subject property transactions.
 - When documenting rental income for a non-subject property, the Single-Family Comparable Rent Schedule (Form 1007/1000 in the 2.6 format) may be completed to satisfy the requirements of the loan.
- Refer to the Fannie Mae UAD 3.6 Policy Supplement and the Freddie Mac Seller Guide for complete UAD 3.6 requirements.

Appraisal Format Requirements

Pennymac will continue to accept GSE loans with appraisal reports in the legacy UAD 2.6 format. We will announce the final delivery dates for loans with appraisals in the legacy format at a later date.

Important: Subject property appraisal reports, completion reports, and comparable rent schedules **must be completed in the same format.**

- If the appraisal was completed using a legacy form, Forms 1004D/442 and/or 1007 must be used.
- If the appraisal was completed in the 3.6 format, the new Completion Report and/or new Restricted Appraisal Update Report must be used. If monthly market rents are needed, the original appraiser must amend the URAR to include the rental information.
- The above requirements also apply to transferred appraisals.
- Loans delivered with mismatched appraisal formats may experience purchasing delays or be ineligible for purchase.

Ineligible Loan Products

Government loans (FHA, VA, USDA), Non-QM, and AUS Jumbo loans with appraisals (and transferred appraisals) in the UAD 3.6 format are ineligible for delivery.

Please contact your Sales Representative with any questions.