

Resources

Federal Trade Commission

www.ftc.gov

Housing & Urban Development

www.hud.gov

Nevada Fair Housing Center, Inc.

www.nfhc.org

Nationwide Multistate Licensing System & Registry (NMLS)

mortgage.nationwidelicencingsystem.org

Home Means Nevada

www.homemeansnevada.nv.gov

Nevada Attorney General

www.ag.nv.gov

Department of Business and Industry

www.business.nv.gov

Division of Mortgage Lending

www.mld.nv.gov

Talk to the Division's Investigative
Person of the Day

(702)486-0782



Division of Mortgage Lending

The Division of Mortgage Lending licenses and supervises Nevada's non-depository mortgage lending and related industries, which includes mortgage brokers, mortgage bankers, mortgage agents, escrow agencies and agents, any person that engages in covered service ("loan modification") activity and their agents.

Mission:

To grow Nevada's non-depository mortgage lending and related industries through reasonable and firm, but fair, implementation and enforcement of our laws; to protect the industry and consumers and safeguard the public trust by creating a regulatory climate that advances professionalism, education, compliance, and ethics in the mortgage lending and related industries; and to provide a thorough and fair consumer compliant resolution process.



State of Nevada Department of Business & Industry Division of Mortgage Lending

7220 Bermuda Road, Suite A

Las Vegas, NV 89119

Phone: 702-486-0782

Fax: 702-486-0785

Email: MLDinfo@mld.nv.gov

Website: www.mld.nv.gov



State of Nevada

Department of Business and
Industry

Division of Mortgage Lending

**Don't Be A
Victim of
Mortgage
And
Foreclosure
Fraud**

www.mld.nv.gov

TALK WITH A HUD-APPROVED COUNSELOR

Homeownership continues to be the American dream and that has not changed in Nevada. Since the housing crisis, many Nevadan's have continued to seek help from professional housing or financial counselors. We recommend talking to a HUD-approved counseling agency. There is no charge to work with a HUD-approved counseling agency.

HUD-Approved housing counselor will be able to:

- Discuss your financial situation and help you decide the best options for homeownership
- Explain what documents you need to provide to your mortgage agency and may be able to contact the mortgage company on your behalf
- Help make a budget that will show you how to meet your monthly mortgage payments and other expenses
- Provide budget and financial management
- Inform you about other local resources to assist you

Locate a HUD-Approved Housing Counselor near you online or by phone:

www.hud.gov/offices/hsg/sfh/hcc/hcs.cfm
(800) 569-4287

HOW TO PREVENT FRAUD

- Verify the company you are working with is properly licensed by the Division of Mortgage Lending at www.mld.nv.gov and NMLS at mortgage.nationwidelicencingsystem.org
- Do not be pressured into signing a contract without reading AND understanding it first
- Get everything in writing
- Beware of companies asking for upfront fees, it is illegal in Nevada



WHO TO AVOID

- Any business that guarantees to stop foreclosure process.
- Any business that instructs you not to contact your lender, lawyer or credit or housing counselor.
- Any business that encourages you to sell your house and lease it back.
- Any business that recommends you make your mortgage payments directly to them, instead of your lender.
- Any business that urges you to transfer your property or deed to them.

FILE A COMPLAINT

If you think you have been a victim of mortgage fraud or an unscrupulous loan modification specialist, you are encouraged to file a complaint with the Division of Mortgage Lending.

You can obtain a complaint form on-line at www.mld.nv.gov or by contact the Division of Mortgage Lending at (702)486-0782.

Complete the form as thoroughly as possible including :

- facts of the case
- dates of any transactions
- names of persons spoken to
- supporting documents such as signed contracts, cancelled checks, and receipts for payments

The complaint form and all supporting documents may be submitted to the Division by mail, fax, or e-mail.

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