



# eSign Transaction Management Suite™

## eDisclosure SmartSigning Room Module Product Spotlight

Prepare, review, annotate and electronically sign disclosure documents securely

With eSignSystems' eSign Transaction Management Suite (eTMS), organizations can immediately achieve:

**Regulatory Compliance** — eTMS is compliant with numerous regulations, legislation and standards including: ESIGN, UETA, Revised Article 9 of the UCC, SPeRS and GPEA.

**Greater Efficiency** — Faster, more efficient business processes, even for complex transactions involving multiple decision makers, approval points and signatures.

**Cost Savings** — Significant cost savings and return on investment through elimination of document transportation costs such as mail, overnight and courier expenses; elimination of material and processing costs, such as, copying, printing and paper; and elimination of storage costs such as filing systems, warehousing and security.

**Better Control** — Improved control over access to electronic information, with the ability to authenticate the identities of participants in b2b, b2c, g2g, g2b and g2c transactions.

**Increased Productivity** — Enhanced productivity, with better use of staffing and equipment resources.

### INTRODUCTION

The eSign Transaction Management Suite (eTMS) from Wave Systems enables organizations to manage business processes and transactions entirely online. eTMS is flexible, with modular components that can be easily customized to suit an organization's specific requirements.

eTMS enables organizations to create, sign, store, access and manage the lifecycle of legally binding electronic records. eTMS is an integrated suite of applications that provides the functionality necessary to meet the technical and legal requirements of transactions governed by ESIGN, UETA, Revised Article 9 of the UCC, SPeRS and GPEA.

The eTMS product set includes:

- SmartIdentity™
- SmartForms™
- SmartSignature®
- SmartSignature® Server
- SmartSigning™ Room
- SmartClose™
- SmartSAFE™
- SmartConnect™

### PRODUCT SPOTLIGHT

#### SmartSigning Room

The SmartSigning Room functionality is an optional component that can enhance the functionality of an existing SmartSAFE, enabling an organization to offer signers a secure, personal environment to execute documents. Essentially, any document stored in a SmartSAFE can be simultaneously available for review by the signer in a SmartSigning Room. A SmartSigning Room supports document review and signing as well as the ability for a signer to comment on documents. The signing is username/password based. The SmartSigning Room interface is user-friendly, customizable and supports signing PDF and XHTML files (including Category 1 SMARTDocs).

Given today's mortgage environment, Originators and Lenders are looking for turn-key solutions to improve Borrower satisfaction. The SmartSigning Room module is ideal for initial loan disclosures, providing seamless access to disclosure documents and capturing legally binding signatures in minutes.

### OVERVIEW OF DISCLOSURE PROCESS

eTMS SmartSAFE provides a personal, secure environment for borrowers to sign modification agreements electronically:

- SmartSigning Room for Borrower signing
- Imbedded in secure SmartSAFE eVault application
- Username and password to sign:
  - Existing credentials can be used
  - Optional integration with SmartIdentity service for online authentication

SmartSAFE application seamlessly integrates with existing Servicer, Loss Mitigation or Document Management systems:

- Document provider agnostic
- Accessible via SmartConnect web services

SmartSigning Room functionality provides "off the shelf" Borrower-facing user interface:

- SmartSigning Room can be auto-created via web services and invitation emails sent to all Borrowers
- Provides a "zero download" transaction, requiring only Internet access
- Supports the use of already issued username/password credentials as well as new account creation
- Multiple licensing options
- Supports custom branding and process configuration

### PRODUCT FEATURES

#### Secure & Streamlined Disclosure Signing

Imbedded ESIGN Consent process

Borrower can select personal signing font



Font Selection Form screen

Robust Borrower tools:

- Review
- Add notes
- Sign
- Download copies

Ability to insert signature image for each Borrower:

- Signature lines
- Initials



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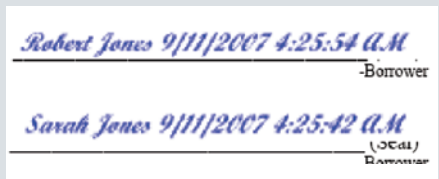
## PRODUCT FEATURES

### Quality Control & Process Management of eDisclosure Process

- Optional, auto-generated notifications:
  - Borrower has not signed within period of time
  - Borrower adds comments to document
- Configurable signing options:
  - Re-entry of credentials at signing
  - EESIGN consent



- Requires Borrower review of document prior to signing
- Verifies each signer has right to sign document
- Ensures document or SmartSigning Room has not expired
- Full logging and tracking
  - Receipt of modification packages
  - Creation/editing of Room
  - SmartSigning Room activity
- Places a tamper evident digital signature on the signing record to ensure document integrity
- Time and date stamps transaction



Electronic Signature with Time and Date Stamp

- Confirms document was successfully received and validated by SmartSAFE

### Integrated Record Retention

- Easy access and viewing for all authorized parties:
  - Borrower
  - Originator
  - Investor
  - Mortgage Insurer
  - Auditor
- Signed disclosure securely vaulted within SmartSAFE
- Accessible directly or via web services
- Can be associated with other loan documents or notes
- Certified copies can be exported via web services to other document systems or custom applications.

## eDISCLOSURE BENEFITS

### Originators

- Reduced costs associated with printing, mailing and processing Borrower disclosures.
- Improved Borrower communications through collection of electronic contact information.
- Improved compliance with Investors and Federal and State Regulators through complete, accurate and timely disclosures.
- Increased Borrower conversion due to immediate delivery and execution of disclosure documents.
- Reduced storage and retrieval costs via online access to all electronically signed disclosures.

### Investors

- Reduced costs associated with redisclosure (printing, mailing and processing).
- Improved compliance with Federal and State Regulators through complete, accurate and timely electronic disclosures on Third-Party originated loans.
- Reduced storage and retrieval costs via online access to all signed disclosures.
- Improved control of Originator processes related to electronic disclosures.
- Increased opportunity for quality business via multiple approved Third-Party Service Providers.

### Third-Party Service Providers

- Increased customer satisfaction via value-added services.
- Increased revenue opportunity without added infrastructure.
- Improved competitive position.

## IMPLEMENTATION

In each case, Wave Systems works hand-in-hand with its clients to implement the eSign Transaction Management Suite. An Implementation Manager (IM) guides each client through the process. The IM helps mold a solution to fit particular needs, then helps a client re-check to make sure all steps and testing are complete before the client goes live.

If substantial customization is needed, a member of our professional services team will be sent to the client to develop a project specification plan to handle the customization process. There is a one-time charge for the development of the project specification document and for any customized development.

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