

MORTGAGE

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mortgage advisory company based in Greenwood Village, Colorado, projected in an October report that almost 50 mergers and acquisitions would be announced or closed by the end of 2022, a 50% jump from 2018, the year with the next-highest number in the past 30 years. And the consolidation trend will likely continue this year.

What happen if my mortgage service changes?

You'll be notified of where to send your mortgage payments. Your mortgage servicer is the company that processes payments and manages the loan. If the servicing rights are transferred to a different company, generally the old and new servicers should notify you, according to the Consumer Financial Protection Bureau. The notices will tell you when the old servicer will stop accepting payments, when the new servicer will start accepting payments and the new servicer's contact information. Read the notices and send payments to the new servicer after the transfer.

Will other mortgage business changes affect me?

You'll still have options if you're seeking a mortgage. Some lenders may change the types of loans they offer or focus on different segments of consumers. Wells Fargo, for instance, said in January that it would create a "smaller, less complex" home lending business focused on bank customers, as well as people in underserved minority communities.

The advice for shopping to get a mortgage remains the same. Look for lenders that offer the types of mortgages you're interested in and apply with multiple lenders to compare rates and fees.

Will mortgage company layoffs compromise customer service?

Not necessarily. Layoffs generally correspond to lower loan volume; there's less work to go around, so fewer employees are needed.

Regardless of what's happening in the industry, customer service is a key feature to consider when shopping for lenders. Many lenders offer

a streamlined online application process. But even with robust digital tools available, you should be able to reach a human to help you through the process.

Check customer service ratings

online and from companies such as J.D. Power, a global data and analytics company. And when shopping for lenders, compare how quickly and helpfully they respond the first time you contact them with questions.

SECURED PARTY REAL ESTATE AUCTION

Thursday, March 2nd 11:00AM
Registration & Inspection begin at 10:00AM
4501 MacCorkle Ave SW
South Charleston, WV



SPACIOUS OFFICE BUILDING IN SOUTH CHARLESTON – INCOME GENERATING

5-Stories, 27,700+/- sqft Medical Office Building
 Adjacent to Thomas Memorial Hospital
 Currently configured for 14 leasable units
 Reported current monthly income of \$21,900 for 5 rented units
 86 parking spaces
 Built in 1993
 1.07+/- total acres (as assessed)
 High traffic area

RE Terms: 10% down payment made day of auction w/balance due at 30 days to close. No BP. Additional Terms on Website.

JOE R. PYLE COMPLETE AUCTION & REALTY SERVICE
 Joe Pyle WV212 Joe R. Pyle, Broker
 Alan Heldreth WV2224
 5546 Benedum Drive, Shinnston, WV
 (888) 875-1599

www.joerpyleauctions.com

HD-488440

COMMERCIAL REAL ESTATE AUCTION

Thursday, March 9th at Noon
Registration and Inspection Begin at 11:00AM
3677 US Route 60 East
Barboursville, WV



Shopping Center on US-60 in Barboursville with Outstanding Revenue Stream

Joe R Pyle Auction Company is selling a 16-Commercial Unit Plaza & 4 Unit Apartment Building on 2 Acres in the one of the biggest business clusters in the Tri-State. Located Just off I-64 Barboursville Mall Exit, this plaza has visibility from the Interstate and is located right on US-Route 60 with a daily traffic count of 22,000!

16 Commercial Units + 1 Commercial Unit Building
4 Residential Apartments
 Separate Utilities for Each Unit in Large Plaza
 2+/- Acre Lot as Assessed

MASSIVE INCOME GENERATING PROPERTY

Tenants are Long Term and Well-Vetted!
 Once in a Lifetime Investment Opportunity in an Area that is GROWING DAILY!
 For More Information Regarding Currently Lease Length, Expenses, Income, Etc.

Please Contact Taylor Ramsey, agent, at 304-552-5201 or Taylor@JoeRPyleAuctions.com

RE Terms: 10% down payment made day of auction w/balance due at closing w/in 60 days. 10% BP

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