



MORTGAGE BANKERS ASSOCIATION

June 29, 2026

The Honorable French Hill
Chairman
Committee on Financial Services
U.S. House of Representatives
2129 Rayburn House Office Building
Washington, D.C. 20510

The Honorable Maxine Waters
Ranking Member
Committee on Financial Services
U.S. House of Representatives
2221 Rayburn House Office Building
Washington, D.C. 20515

Dear Chairman Hill and Ranking Member Waters:

On behalf of the Mortgage Bankers Association (MBA)¹, I am writing to share our association's views regarding several bills that directly impact the U.S. real estate finance system and are scheduled to be considered later this week during a full Financial Services Committee markup, as follows:

H.R. 1640, the *HEIRS Act of 2025* (Williams)

Background

The *HEIRS Act of 2025* would establish a HUD grant program to assist states in adopting the Uniform Partition of Heirs Property Act framework and provide funding for housing counseling, legal assistance, and title clearing for low- and moderate-income homeowners with heirs' property, i.e., residential property inherited without a clear will and owned by multiple heirs.

Such an occurrence can represent a significant barrier to building wealth via homeownership for many families. Without "clear title," homeowners cannot access refinancing, home equity, or many federal housing programs. The legislation would directly address this gap by providing states with tools to assist vulnerable families seeking to clear relevant heirs' property-related legal and procedural hurdles. MBA has previously supported this legislation.

MBA Recommendation on H.R. 1640: Vote "Aye"

¹ The Mortgage Bankers Association (MBA) is the national association representing the real estate finance industry, an industry that employs more than 275,000 people in virtually every community in the country. Headquartered in Washington, D.C., the association works to ensure the continued strength of the nation's residential and commercial real estate markets, to expand homeownership, and to extend access to affordable housing to all Americans. MBA promotes fair and ethical lending practices and fosters professional excellence among real estate finance employees through a wide range of educational programs and a variety of publications. Its membership of more than 2,000 companies includes all elements of real estate finance: independent mortgage banks, mortgage brokers, commercial banks, thrifts, REITs, Wall Street conduits, life insurance companies, credit unions, and others in the mortgage lending field. For additional information, visit MBA's website: www.mba.org.

H.R. 7030, the *Securing Facilities for Mental Health Services Act* (Emmer/Torres)

Background

The *Securing Facilities for Mental Health Services Act* would eliminate the prohibition in Section 242 of the *National Housing Act* that currently prohibits inpatient psychiatric hospitals from applying for mortgage assistance. These hospitals are the only type of healthcare facility prevented from accessing this form of Section 242 mortgage assistance. MBA has long supported this fix as a workable and practical step – and one that does not alter the broader Section 242 program structure.

MBA Recommendation on H.R. 7030: Vote “Aye”

H.R. 8141 — *Fair Credit Reporting Reseller Accuracy Act* (Lawler)

Background

The *Fair Credit Reporting Reseller Accuracy Act* would amend the *Fair Credit Reporting Act (FCRA)* to require resellers of consumer report information to follow reasonable procedures to ensure maximum accuracy before transmitting that information to end users or other resellers. The bill also clarifies that resellers are not liable under *FCRA* when accurately transmitting information received from another consumer reporting agency. MBA supports efforts to strengthen accuracy standards in the credit reporting pipeline while providing appropriate liability clarity for resellers operating in good faith.

MBA Recommendation on H.R. 8141: Vote "Aye"

As always, MBA stands ready to collaborate with the Committee to help advance these specific measures and ensure a robust real estate finance market – one that is accessible, affordable, and works best for all borrowers, renters, end users, and lenders.

Thank you in advance for your consideration of the views expressed within this letter.

Sincerely,



Bill Killmer
Senior Vice President
Legislative & Political Affairs

cc: All Members, Committee on Financial Services, U.S. House of Representatives