ABBYY

ABBYY Vantage

Escrow Account Disclosure Statement Document Skill Guide

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About ABBYY Vantage

ABBYY Vantage is a comprehensive Content Intelligence platform that provides AI-powered cognitive services and pre-trained and trainable skills that can "understand" business documents and extract actionable data and insights.

This no-code / low-code platform makes today's digital worker and processes smarter and empowers the new citizen developer to accelerate digital transformation initiatives and expand automation to new processes in a fast and simple way, making an immediate impact on business results and customer experience.

Types of documents that can be processed with Vantage

Vantage is capable of processing structured, semi-structured, and unstructured documents in a variety of input formats and languages.

- **Structured documents** are documents which always include the exact type of information in the exact same locations. One example of structured documents are pre-formatted forms.

- **Semi-structured documents** are documents which generally include the same or similar information, but in each document the location, size, and number of fields may vary from document to document. Examples of semi-structured documents are bills, payment orders, and invoices.

- **Unstructured documents** are documents which consist of continuous text. Required information is usually located inside a sentence that can be on any page of the document. Examples of unstructured documents are contracts, lease agreements, and e-mail messages.

Note: Use Advanced Designer to create skills for extracting data from unstructured documents.

The Vantage platform comes with a set of built-in skills, which can extract data from certain document types out-of-the-box (i.e. invoices, purchase orders, receipts, bills of lading, delivery notes). These skills can be adjusted according to specific requirements and further trained based on customer-specific documents.

Vantage users have also the option to design and train a completely new Document skill, Classification skill, and/or Process skill based on their own document set.

Escrow Account Disclosure Statement - Document Skill

The **Escrow Account Disclosure Statement** skill extracts data from escrow account disclosure statements. An escrow account is an account that receives part of a mortgage borrower's monthly payments from the lending organization in order to cover insurance and property tax expenses. An escrow account disclosure statement contains information about the lending organization, the borrower, deposits made to the account over the reporting period, and the expenses covered by payments made from the account.

The Escrow Account Disclosure Statement skill is a preview skill. It has been trained on a small document set and is intended to be used by citizen developers as a quick-start basis for processing escrow account disclosure statements. The skill may require further training on your specific documents in order to be used in production scenarios.

Countries and Languages

Countries	Languages
USA	English

Extracted Fields

Field		Description
Loan Number		The loan identifier.
Disclosure Date		The date of the disclosure.
Property Address		The address of the financed property.
Borrower Name		The name of the borrower.
Borrower Address		The address of the borrower.
Co-Borrower Name		The name of the co-borrower.
Co-Borrower Address		The address of the co-borrower.
Servicer Name		The name of the lending organization.
Servicer Address		The address of the lending organization.
Servicer Phone Number		The lending organization's contact number.
Current Monthly Mortgage Payment (current reporting period)	Effective Date	The date of the payment.
	Principal & Interest	The monthly payment size (both principal and interest).
	Escrow Deposit	The monthly escrow deposit payment.
	Shortage or Surplus	The total payment shortage/surplus for the reporting period.
	Optional Insurance	The monthly insurance payment.
	Other	Other payments.
	Subsidy	The subsidized amount.
	Total	The total amount payable for the reporting period.
New Monthly Mortgage Payment (new reporting period)	Effective Date	The date of the payment.
	Principal & Interest	The monthly payment size (both principal and interest).
	Escrow Deposit	The monthly escrow deposit payment.

Field		Description
	Shortage or Surplus	The total payment shortage/surplus for the reporting period.
	Optional Insurance	The monthly insurance payment.
	Other	Other payments.
	Subsidy	The subsidized amount.
	Total	The total amount payable for the reporting period.
New Monthly Mortgage Payment Option 2 (new reporting period)	Effective Date	The date of the payment.
	Principal & Interest	The monthly payment size (both principal and interest).
	Escrow Deposit	The monthly escrow deposit payment.
	Shortage or Surplus	The total payment shortage/surplus for the reporting period.
	Optional Insurance	The monthly insurance payment.
	Other	Other payments.
	Subsidy	The subsidized amount.
	Total	The total amount payable for the reporting period.
New Monthly Escrow Payment	Monthly Escrow Payment	The size of the monthly escrow payment for the new reporting period.
	Effective Date	The date of the payment.
Projected Annual Escrow Payment		The projected total annual escrow payment.
Starting Balance Projected		The projected starting balance of the escrow account.
Starting Balance Required		The required escrow account starting balance.
Projected Escrow Account Transactions (repeating group)	Month	The reporting month.
	Payments to Escrow	The total payments made to the escrow account.
	Payments from Escrow	The total payments made from the escrow account.
	Description	Description of expenses covered by money from the escrow account.
	Projected Balance	The projected escrow account starting balance for the reporting month (**Month**).

Field		Description
	Required Balance	The required escrow account starting balance for the reporting month (**Month**).
Projected Escrow Lowest Balance		The projected lowest escrow account balance.
Required Escrow Lowest Balance		The required lowest escrow account balance.
Shortage or Surplus		The escrow shortage or surplus.
Shortage		The escrow shortage.
Surplus		The escrow surplus.

Key Fields

- Loan Number

- Disclosure Date

- Borrower Name

- New Monthly Mortgage Payment/Total

- New Monthly Mortgage Payment/Effective Date

- New Monthly Escrow Payment/Monthly Escrow Payment

Validation Rules

Rule	Description
Copy Borrower Address to Co-Borrower Address	If the borrower and co-borrower reside at the same address, copies the value of the **Borrower Address** field to the **Co-Borrower Address** field.
Check and Complete Projected Annual Escrow Payment	Checks that the value of the **Projected Annual Escrow Payment** field is equal to the total sum of all payments from the escrow account (**Payments from Escrow**) over the duration of all reporting periods. If the values are not the same, displays an error message. If the **Projected Annual Escrow Payment** field is not filled in, fills it in using the sum of the **Payments from Escrow** fields for all reporting periods.
Separate Currency from Amount	Splits the amount and the currency in the following fields: **Starting Balance Projected**, **Projected Balance**, **Projected Escrow Lowest Balance**, **Escrow Shortage Payment**.

Rule	Description
Copy Min ProjBal to Projected Escrow Lowest Bal	If the **Projected Escrow Lowest Balance** field is not filled in, fills it in using the lowest value of all **Projected Balance** fields for the reporting period.
Copy Min ReqBal to Required Escrow Lowest Bal	If the **Required Escrow Lowest Balance** field is not filled in, fills it in using the lowest value of all **Required Balance** fields for the reporting period.
Check and Complete Shortage or Surplus	1. If the **Shortage or Surplus**, **Shortage**, **Projected Escrow Lowest Balance**, **Required Escrow Lowest Balance** fields are not filled in, fills them in using the following value: **ReqBal + (- ProjBal)**. 2. Calculates the values of the **Shortage** and **Surplus** fields.

Using a Skill in ABBYY Vantage

To use a skill in ABBYY Vantage, you need to import it to your **Skill Catalog**.

To import a skill, open the **Skill Catalog** and click the ⟲ **Import** button in the toolbar. In the dialog box that will open, specify a path to the archive that contains the skill you are importing.

This skill will be uploaded to your **Skill Catalog** and published.

If the chosen archive is larger than 2 GB, you will see a dialog box with a link to a shared folder and its credentials.

You should open this folder and upload the archive. The skill will be imported to Vantage automatically. The archive will then be deleted from the shared folder. All files uploaded to this folder afterwards will be transferred to the exception folder. Hence you may use this folder to import only one skill. The folder remains active for 14 days.

The version of the imported skill will be 1.0. If such a skill previously existed in the tenant and was deleted, the version number of the deleted skill will be incremented and assigned to the imported skill. The version number of the imported built-in skills is always the same as at the time of export.

If the skill you are importing already exists in your **Skill Catalog**, ABBYY Vantage will display a warning message and will ask whether you want to create a new version of the existing skill or save the new skill under a different name. If you choose the latter, the new skill will be called *<Imported skill name New>*.

🔖 **Note:** Vantage supports the import of skills exported from Advanced Designer. However, such skills will only be trainable in Vantage if a Fast Learning activity was added to the document processing flow in Advanced Designer.

Importing a Document skill with data catalogs

Data catalogs exported with a skill are imported according to the table below:

Does a catalog with the same name exist in your tenant?		Import of the catalog	Import of the data (if data was exported)
No		The catalog is imported.	The data is imported.
Yes	The set of columns and their types are the same.	The catalog is not imported.	The data is imported. Previous data in the catalog is lost.
	The set of columns and/or their types differ.	The catalog is imported with the name <Catalog_name Skill_name>.	The data is imported.

Importing a Process skill

If you import a Process skill that was exported without referenced skills, you have to make sure that all the referenced skills exist in the **Skill Catalog**. If necessary, such skills should be imported before the Process skill, otherwise you'll get an error when importing the Process skill.

If you import a Process skill that was exported with referenced skills, they will be imported as follows:

- If such a skill exists in the Catalog, it will not be imported. The skill from the Catalog will be used, even if the skill in the import archive has a newer version.

- If a skill with the same name exists in the Catalog, the skill will be imported and renamed. The link in the Process skill will be updated.

If the imported skill has shared folder import set up, this feature needs to be enabled manually after the import.

Note: The availability of this feature depends on the user's role. For more information about roles, see Role-Based Access Control.

To publish a skill:

1. Select one by left-clicking it and then click **Publish** in the toolbar. This will open the Skill Designer's **Publish** tab, where you will have to fill out some information.

2. Click the **Publish Skill** button either at the bottom of the Skill Designer window or in the **Actions** pane.

Note: The availability of this feature depends on the user's role. For more information about roles, see Role-Based Access Control.

You can start using a skill right away or try it out on your documents first. To try out a skill, click the **Try** button in the **Skill Catalog**.

For more information on importing, publishing, or trying out skills, please refer to the ABBYY Vantage Skill Catalog Guide.

If a skill does not fully meet your processing requirements, you can edit it to suit your needs. For detailed instructions, please refer to the ABBYY Vantage Skill Designer Guide.