Federal Housing Finance Agency

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FINAL SUSPENSION ORDER

The Federal Housing Finance Agency ("FHFA"), as safety and soundness regulator of the Federal National Mortgage Association ("Fannie Mae"), Federal Home Loan Mortgage Corporation ("Freddie Mac"), and the eleven Federal Home Loan Banks (collectively, the "regulated entities"), is issuing this Final Order pursuant to the following legal authorities:

1. Section 1313 of the Federal Housing Enterprises Financial Safety and Soundness Act of 1992, as amended by the Housing and Economic Recovery Act of 2008, Pub. L. No. 110-289, 122 Stat. 2654 (codified as 12 U.S.C. § 4511 et seq.), ("Safety and Soundness Act"), authorizes FHFA to exercise such incidental powers as may be necessary in the supervision and regulation of the regulated entities. *See* 12 U.S.C. § 4513(a)(2).

2. Section 1313B of the Safety and Soundness Act authorizes FHFA to establish standards for the regulated entities regarding prudential management of risks. FHFA is authorized to issue orders requiring the regulated entities to take any action that will best carry out the purposes of that section. *See* 12 U.S.C. § 4513b(b)(2)(B)(iii).

3. Section 1319G of the Safety and Soundness Act authorizes FHFA to issue any orders necessary to ensure that the purposes of the Safety and Soundness Act are accomplished. *See* 12 U.S.C. § 4526(a).

4. 12 CFR § 1227.6, FHFA's regulation governing the issuance of a final suspension order and the factors that may be considered by the suspending official.

Consistent with these authorities, FHFA has determined that Angel Jackson ("Jackson") engaged in "covered misconduct" of a type that would be likely to cause significant financial or reputational harm to a regulated entity or otherwise threaten the safe and sound operation of a regulated entity.

This determination is based on the following findings:

1. Jackson was a resident of Florida.

2. From around August 2020, and continuing through around July 2021, Jackson conspired with others to commit bank fraud.

3. Jackson's role in the conspiracy included but was not limited to receiving legitimate borrower bank statements, valid borrower Social Security Administration benefits letters, fraudulent borrower employment information, and fictitious paystubs in the names of the borrowers from a co-conspirator. In addition, Jackson prepared fictitious and fraudulent paystubs for the co-conspirator's clients and altered bank statements and Social Security benefits letters to inflate account balances and overstate benefits. Jackson then provided

the co-conspirator with these falsified documents in exchange for payment, causing the lenders to approve mortgage loans for otherwise unqualified borrowers.

4. In one transaction, Jackson altered Social Security benefits letters and bank statements in connection with an application for a mortgage loan. On March 6, 2020, a mortgage company approved and funded a $255,290 mortgage loan based on the altered documents. The loan was subsequently purchased and guaranteed by Federal Home Loan Mortgage Corporation ("Freddie Mac").

5. In another transaction, Jackson altered a borrower's bank statements to falsely inflate the account balances and purported direct deposits. On March 30, 2020, based on the altered documents, a mortgage company funded a $250,381 mortgage loan that was subsequently purchased and guaranteed by Freddie Mac.

6. In another transaction, Jackson altered a borrower's bank statements to inflate the monthly account balances and direct deposits. On August 21, 2020, based on those falsified documents, a mortgage company approved and funded a $237,500 loan. That loan was subsequently purchased and guaranteed by the Federal Housing Administration.

7. Based on this misconduct and pursuant to a guilty plea, judgment was entered against Jackson on October 21, 2025. Jackson was convicted by the United States District Court for the Middle District of Florida of conspiracy to commit bank fraud and was sentenced to one (1) year and one (1) day imprisonment, followed by five (5) years of supervised release. Restitution was ordered in the amount of $148,781.73.

8. The above-referenced conviction constitutes covered misconduct as that term is defined at 12 CFR § 1227.2 and is of a type that would be likely to cause significant financial or reputational harm to a regulated entity or otherwise threaten the safe and sound operation of a regulated entity.

With this Final Order, FHFA is directing each regulated entity to cease or refrain from engaging in any covered transaction with Angel Jackson indefinitely, beginning on September 9, 2026.

The Final Order's requirement for the regulated entities to indefinitely cease engaging in any covered transaction with Angel Jackson does not apply to the existing or future purchase, sale, modification, foreclosure alternative transaction, or other foreclosure-related transaction of a residential mortgage loan owned by a regulated entity if Angel Jackson is the borrower of such residential mortgage loan and the transaction is for the borrower's own personal or household residence.

This Final Order is a final action of the Federal Housing Finance Agency.

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Clinton Jones,
Suspending Official