

**SAFE Mortgage Loan Originator Test – State Component**  
**ALABAMA Content Outline**  
**(45 scored test questions; 10 unscored test questions)**

- I. Alabama Banking Department (5%)**
  - A. Regulatory authority
  - B. Department/agency structure
  - C. Responsibilities and limitations
  
- II. Alabama Law and Regulation Definitions (15%)**
  - A. Alabama SAFE Mortgage Licensing Act of 2009
  - B. Mortgage Broker Licensing Act
  - C. Consumer Credit Act
  
- III. Alabama License Law and Regulation (20%)**
  - A. Persons required to be licensed
    - 1. In-state or out-of-state
    - 2. Exemptions
  - B. Licensee qualifications and application process
    - 1. Financial responsibility (surety bond, net worth,)
    - 2. Background check and fingerprints (criminal check; credit report)
    - 3. Pre-licensing education and experience
    - 4. Testing and retesting
  - C. Grounds for denying a license
    - 1. Criminal convictions
    - 2. Previous revocation
    - 3. Prohibition
  - D. License maintenance
    - 1. Continuing education
    - 2. Personal information updates and required notifications
    - 3. Renewal
    - 4. Record keeping and reporting
    - 5. Suspension and reinstatement
  
- IV. Compliance (45%)**
  - A. Prohibited conduct and practices
  - B. Required conduct
  - C. Fees and charges
  - D. Disclosures and agreements
  - E. Advertising
  
- V. Disciplinary Action (10%)**
  - A. Notifications, hearings, and appeals
  - B. Suspension, revocation, and rescission of licenses
  - C. Penalties/fines
  - D. Civil and criminal liability

- VI. Unique Alabama Test Areas (5%)**
  - A. Alabama Residential Mortgage Fraud Act

## **Alabama State Test Component Reference List**

A number of references and resources are used to develop the SAFE Mortgage Loan Originator Test. The following list is intended to be used as a guide to help candidates prepare for the test component; however, it is not intended to be an all-inclusive list.

- Alabama Consumer Credit Act
  - 5-19-1, 5-19-1.1, 5-19-3, 5-19-4, 5-19-19, 5-19-21, 5-19-22, 5-19-23, 5-19-24, 5-19-25, 5-19-29, 5-19-30
- Alabama Mortgage Brokers Licensing Act
  - 5-25-2, 5-25-3, 5-25-4, 5-25-5, 5-25-6, 5-25-7, 5-25-8, 5-25-9, 5-25-10, 5-25-11, 5-25-12, 5-25-13, 5-25-14, 5-25-15, 5-25-16, 5-25-17
- Alabama SAFE Act
  - 5-26-3, 5-26-4, 5-26-5, 5-26-6, 5-26-7, 5-26-8, 5-26-9, 5-26-10, 5-26-11, 5-26-13, 5-26-14, 5-26-16, 5-26-17, 5-26-20
- Alabama Residential Mortgage Fraud Act
  - Title 13A, Chapter 9, Section 130 of the Code of Alabama

All of the above referenced Acts can be found on the State Banking Department of Alabama's website at [www.banking.alabama.gov](http://www.banking.alabama.gov) under Laws & Regulations, Laws.

Also, all test candidates should have a general knowledge of industry practices regarding applicable federal laws and regulations.