



Federal Housing Finance Agency

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FINAL SUSPENSION ORDER

The Federal Housing Finance Agency, as safety and soundness regulator of Fannie Mae, 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 (Safety and Soundness Act), which 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, which 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); and
3. Section 1319G of the Safety and Soundness Act, which 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).

Consistent with these authorities, FHFA has determined that any business relationship between Omayra Ujaque (fka Omayra Garcia) and any of the regulated entities would present excessive risk to their safety and soundness.

This determination is based on the following findings:

1. Omayra Ujaque, in her capacity as a licensed mortgage loan officer, created and executed a mortgage fraud scheme targeting the financial institution where she worked.
2. To ensure that otherwise unqualified borrowers were approved for mortgage loans, Ujaque falsified the borrowers’ income by fabricating or inflating the amounts of their monthly child support payments on mortgage loan applications that she signed and certified to the financial institution’s underwriting department.
3. In furtherance of her scheme, Ujaque created fictitious Final Judgments of Dissolution of Marriage and Final Judgments Modifying Child Support, purportedly issued by judges sitting in and for the Ninth Judicial Circuit Court of Florida in the names of buyers applying for mortgage loans, containing false monthly child support payments, or inflated monthly child support payments.

4. Ujaque forged the signatures of various judges sitting in and for the Ninth Judicial Circuit Court of Florida on the fictitious Final Judgments of Dissolution of Marriage and Final Judgments Modifying Child Support that she created.
5. Ujaque created fictitious prepaid debit card statements falsely showing that borrowers withdrew the false or inflated monthly child support payments.
6. Ujaque prepared, caused to be prepared, submitted, and caused to be submitted, loan applications containing the false and fraudulent monthly child support income to a financial institution's underwriting department.
7. Ujaque and others received, and were entitled to receive, a financial commission from the financial institution for each borrower's loan that was approved and issued by the financial institution.
8. On April 11, 2023, at the conclusion of a jury trial, Omayra Ujaque was convicted by the United States District Court for the Middle District of Florida of bank fraud and aiding and abetting and aggravated identity theft and was sentenced to a term of thirty-two (32) months of imprisonment and two (2) years of supervised release.
9. The conduct underlying the conviction described above occurred in connection with a mortgage business.
10. The above-referenced conviction constitutes covered misconduct, as that term is defined at 12 CFR 1227.2, that 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 business relationship with Omayra Ujaque indefinitely, beginning on July 11, 2024. This suspension extends to any individual, company, partnership or other group that FHFA determines to be an affiliate of Omayra Ujaque's.

The Final Order's requirement for regulated entities to cease any business relationship with Omayra Ujaque 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 Omayra Ujaque 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.

Clinton Jones,
Suspending Official