

**The 194th General Court of the Commonwealth of Massachusetts  
2025-2026  
Bill Summary**

**Bill No:** H1083

**Title:** AN ACT PROVIDING MORTGAGE CUSTOMERS ADDITIONAL MANDATORY INFORMATION REGARDING THEIR ACCOUNTS.

**Sponsor:** Representative Bruce J. Ayers

**Committee:** Financial Services

**Hearing Date:** April 15<sup>th</sup>, 2025

**Reporting Date:** June 14<sup>th</sup>, 2025

**Similar Matters:**

**Prior History:** H902 (2021-2022) Study, H1035 (2021-2022) Favorable to SPS, H933(2023-2024) Favorable

**Current Law:**

M.G.L. Chapter 167E governs mortgages and loans, and currently, there are no disclosure requirements for monthly statements regarding mortgages and loans.

**Summary:**

This bill would require banks and lending institutions to issue monthly statements to their mortgage loan customers including the following information:

- The principal balance remaining,
- The most current interest rate available for the principal remaining, at the time of printing said statement,
- Confirmation of the most recent payment received, and
- The balance of any escrow accounts with a description of any payments made from those escrow accounts.