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OCC Reports Mortgage Performance for Fourth Quarter of 2025

WASHINGTON—The Office of the Comptroller of the Currency (OCC) reported on the performance of first-lien mortgages in the federal banking system during the fourth quarter of 2025.

The *OCC Mortgage Metrics Report, Fourth Quarter 2025* showed that 97.5 percent of mortgages included in the report were current and performing at the end of the quarter, a slight increase from 97.4 percent in 2024.

The percentage of seriously delinquent mortgages – mortgages that are 60 or more days past due and all mortgages held by bankrupt borrowers whose payments are 30 or more days past due – remained unchanged from the fourth quarter of 2024.

Servicers initiated 7,519 new foreclosures in the fourth quarter of 2025 showing a decrease from the previous quarter and an increase from a year earlier.

Servicers completed 5,888 modifications during the fourth quarter of 2025, a 39 percent decrease from the previous quarter's 8,190 modifications. The data in this

report reflects a decline in mortgage modifications for the fourth quarter of 2025 attributed to changes in secondary market investor loss mitigation programs. Of these 5,888 modifications, 5,565, or 94.5 percent, were “combination modifications” — modifications that included multiple actions affecting the affordability and sustainability of the loan, such as an interest rate reduction and a term extension.

The first-lien mortgages included in the OCC’s quarterly report comprise approximately 19.2 percent of all residential mortgage debt outstanding in the United States or approximately 10.3 million loans totaling \$2.6 trillion in principal balances.

This report provides information on mortgage performance through December 31, 2025.

Related Link

- [*OCC Mortgage Metrics Report, Fourth Quarter 2025*](#)

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