

April 9, 2012

PRE-FORECLOSURE SALE TERMS (SHORT-SALE)

Loan Number [REDACTED]
[REDACTED]
EVERETT WA 98208

We have approved the above referenced pre-foreclosure (short) sale, with the following stipulations:

- AS – IS purchase price to be \$218,000.00
- The closing should occur on or before May 11, 2012.
- The mortgagor's are NOT to receive any money from the proceeds of the sale.
- The HUD-1 Settlement Statement must be signed by all parties at closing. **A copy of the unsigned HUD-1 Settlement Statement** must be emailed to rlafontant@cenlar.com at least 24 hours before closing for final approval.
- **A copy of the final title work showing clear title should be sent to this office upon closing via email** to rlafontant@cenlar.com
- **A copy of the SIGNED HUD-1 Settlement Statement must accompany the payoff wire. The payoff wire in the amount of not less than \$188,518.48** must be sent to this office immediately after closing. Our wire information is:

Reference # Cenlar-[REDACTED] and Loss Mitigation-[REDACTED]

Bank Name:	Cenlar FSB, Trenton, NJ
ABA #:	[REDACTED]
Bank Account #:	[REDACTED]

Learn How Seattle Short Sales, Inc.

Can Help You Short Sale Your Property

- Settlement Breakdown:

Sales Price:	\$ 218,000.00
Closing Costs	\$ 14,916.52
Broker Commission	\$ 13,080.00
Negotiated lien release	\$ 1,485.00
Net Sales Proceeds:	\$ 188,518.48

<http://SeattleShortSales.com>

1-800-603-3525

- Upon receipt of net proceeds, we will issue a discharge of mortgage to the borrowers, and will release the 1st lien position that this lender currently holds.

Special Instructions:

Signature(s)