



Bayview Loan Servicing, LLC
4425 Ponce de Leon Blvd., 5th Floor
Coral Gables, FL 33146

FEBRUARY 22, 2013

[REDACTED]
RENTON, WA 98056

Loan Number: [REDACTED]

Property Address: [REDACTED]

AUBURN, WA 98002

Dear Customer:

We are pleased to advise you that you have been approved for a pre-foreclosure sale. This approval is subject to the terms listed on the attached page.

Please do not hesitate to contact us if you need additional information or clarification. We look forward to an opportunity to assist you in the future.

Sincerely,

[REDACTED]

[REDACTED] Asset Manager
Bayview Loan Servicing, LLC
Phone Number: (855) 288-[REDACTED] Monday - Friday 9:00 a.m. - 6:00 p.m., ET
Fax Number: (786) 275-9206

**Learn How Seattle Short Sales, Inc.
Can Help You Short Sale Your Property**
<http://SeattleShortSales.com>
1-800-603-3525

**PRE-FORECLOSURE SALE TERMS
(SHORT-SALE)**

Date: February 22, 2013

Loan Number: [REDACTED]

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

- AS – IS purchase price to be **\$95,000.00**

- The Closing should occur on or before **02/27/13**

- The seller(s) are NOT to receive any money from the proceeds of the sale. The seller(s) must sign and return this approval 24 hrs before closing.

- The HUD-1 Settlement Statement must be signed by all parties at closing. A copy of the **unsigned prepared HUD-1 Settlement Statement** must be faxed to us at least 24 hours before closing.

- **A copy of the final title work showing clear title should be sent to this office upon closing.**

- **A copy of the SIGNED HUD-1 Settlement Statement must accompany the payoff check(s). The payoff check(s) in the amount of not less than \$90,809.00**

• Settlement Breakdown:

Sales Price:	<u>\$95,000.00</u>
RE 6% Commission:	<u>\$ 5,700.00</u>
Closing Cost:	<u>\$ 5991.00</u>
2 ND Lien Holder:	<u>\$ 0.00</u>
Borrower Contribution:	<u>\$ 7500.00</u>
Net Sales Proceeds:	<u>\$ 90,809.00</u>

Upon receipt of net proceeds we will issue a discharge of mortgage to the borrower(s) and will not pursue deficiencies on approved short sales as long as all parties have acted in good faith before, during, and after the short sale closes.

[REDACTED] (SELLER)

(SELLER)

DATE _____

DATE _____