



BAYVIEW™
LOAN SERVICING

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



June 26, 2013

LIEN RELEASE OFFER

Borrower:

[REDACTED]

BELLEVUE, WA 98004

Learn How Seattle Short Sales, Inc.

Can Help You Short Sale Your Property

<http://SeattleShortSales.com>

1-800-603-3525

Loan Number:

[REDACTED]

Property Address:

[REDACTED]

FEDERAL WAY, WA 98023

Dear Customer:

Your request to transition to more affordable housing has been received and approved through the Home Affordable Foreclosure Alternatives (HAFA) Program.

Upon receipt by Bayview Loan Servicing, LLC ("Bayview") of the sum of \$239,791.98 **no later than 08/13/2013** and in reliance upon your claim of hardship, and the closing of a sale of your property located at [REDACTED] [REDACTED] FEDERAL WAY, WA 98023, Bayview agrees to release the Deed of Trust encumbering the property captioned above.

This Lien Release offer is Null and void if any of the following figures differ from the figures that were submitted by the U.S Department of Housing and Urban Development (HUD) to Bayview, for review and approval, at the time the release was issued:

- Settlement Date 08/13/2013
- Sales Price
- Borrower or Seller Credits
- Realtor Commissions
- Closing Costs
- Third Party Fees
- Cash to Close
- Cash to Seller
- Net Proceeds to Bayview Loan Servicing, LLC.

To make the discount payoff offer valid, the Borrowers must sign a copy of this letter under "Acknowledged and Accepted" and return it to my attention on or before 08/12/2013. Any refunds or taxes or any proceeds from any addition, any costs or expenses that become due before the Lien Release funds are received by Bayview Loan Servicing, LLC must be paid in order to satisfy the loan.

Borrower warrants that he/she will not interfere with the investigation of any such insurance claim. Borrower also warrants that any such borrower payment, insurance check, or tax refund referenced above that he/she receives, shall be immediately forwarded to Bayview. Bayview will also retain any funds that may currently be held in suspense and escrow accounts.

If a foreclosure sale has been scheduled, funds must be received 48 hours previous to the foreclosure sale or by the required date indicated above, whichever is sooner. Upon receipt by Bayview Loan Servicing of the Lien Release Amount, and a signed copy of this letter by the Borrower, Bayview Loan Servicing will execute or cause to be executed a Release and Discharge of the Deed of Trust and will dismiss or cancel any pending legal action it has taken to collect this obligation. **No legal action will be halted until funds are received on or before the required date.**

As consideration for this Lien Release offer and as a condition to Borrower's acceptance of this offer, Borrower, for himself or herself and his or her heirs, personal representatives, successors, and assigns, hereby jointly, severally, knowingly and voluntarily releases, discharges, and covenants not to sue, Bayview Loan Servicing and its predecessors, principals, the owner of the indebtedness, successors, and assigns, representatives, agents, affiliates, parents, subsidiaries, officers, employees, directors and shareholders (collectively the "Released Parties") from any and all claims, demands, liabilities, defenses, set-offs, counterclaims, actions, and causes of action of whatsoever kind or nature, whether known or unknown, whether legal or equitable, which he or she has, or may assert in the future against Bayview Loan Servicing and the Released Parties directly or indirectly, or in any manner connected with any event, circumstance, action, or failure to act, of any sort or type, whether known or unknown, whether legal or equitable, which was related or connected in any manner directly or indirectly, to the Property or Loan.

Borrower hereby further acknowledges and agrees that, to the extent that any such claims exist, the value to the Borrower of the discount payoff offer by Bayview Loan Servicing, LLC contained in this letter substantially and materially exceeds any and all value of any kind or nature whatsoever of any such claims.

Further, upon receipt of the Lien Release Amount, Bayview Loan Servicing, LLC and the Released Parties (as defined herein) shall release and forever discharge Borrowers from any and all liability, of any kind whatsoever, arising out of, associated with, or related to, any obligations of the underlying debt agreement, promissory note, or loan agreement related to the loan number referenced above including, but not limited to, pursuit of any deficiency amount thereunder.

Western Union Quick Collect®*: Code City: BFTG Code State: FL

Wire*: JP Morgan Chase One Chase Manhattan Plaza, New York, NY 10005
ABA # [REDACTED] **Credit Account:** Bayview Loan Servicing, LLC
Account No.: [REDACTED]

Certified Funds Overnight Address: 62516 Collection Center Drive, Chicago, IL 60693-0625

**Fees may be imposed by money transmitter. We do not share a portion of such fees.*

Please include the following information on all remittances:

Borrower: [REDACTED]
Bayview Loan Number: [REDACTED]
Property Address: [REDACTED] FEDERAL WAY, WA 98023

Please assure that funds are received by Bayview Loan Servicing no later than 08/13/2013 with a signed copy of this letter, a signed HUD statement by all parties and documentation that your payment has been sent to us.

Sincerely,

[REDACTED]

[REDACTED] Asset Manager
Bayview Loan Servicing, LLC
Phone Number: (877) 248-4269 Monday - Friday 9:00 a.m. - 6:00 p.m., ET
Fax Number: (305) 260-1354

ACKNOWLEDGED AND ACCEPTED:

By: _____ Date: _____
[REDACTED]

By: _____ Date: _____

By: _____ Date: _____

Bayview Loan Servicing, LLC is a debt collector. This letter is an attempt to collect a debt and any information obtained will be used for that purpose. To the extent that your obligation has been discharged or is subject to an automatic stay of bankruptcy this notice is for compliance and informational purposes only and does not constitute a demand for payment or any attempt to collect such obligation.