



Ocwen Loan Servicing, LLC
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 HELPING HOMEOWNERS IS WHAT WE DO!™
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O C W E N

Learn How Seattle Short Sales, Inc.

Can Help You Short Sale Your Property

<http://SeattleShortSales.com>

1-800-603-3525

August 09, 2013

[REDACTED]

RE: Account Number: [REDACTED]
 Property Address: [REDACTED]

Dear [REDACTED] and [REDACTED]

This letter confirms our acceptance of the short payoff on the above referenced property generated by the \$283,000.00 'as is condition' purchase offer by [REDACTED] and [REDACTED]. This agreement is subject to the following:

Short Sale Terms:

1. **Net proceeds to be no less than \$255,958.00**
2. Any reduction in the approved closing costs must be added to the net proceeds.
3. SELLER TO NET ZERO.
4. SELLER REQUIRED TO CONTRIBUTE \$3,900.00 AT CLOSING.
5. The following closing costs have been approved and should not exceed the given amount:

Cash Contribution from Homeowner	\$3,900.00
Amount to 2nd Lien	\$6,000.00
County Taxes	\$915.00
Settlement Fee	\$600.00
Doc Prep	\$250.00
Title Insurance	\$975.00
Recording Fee	\$180.00
County Transfer Tax	\$5,042.00
Listing Broker Commission	\$9,905.00
Selling Broker Commission	\$7,075.00

6. This transaction may not involve a third party who receives a deed prior to this closing or after this closing and before recording of the deed to the purchaser.
7. HUD-1 Settlement Statement MUST be faxed 48 hours before closing for approval. Please fax to (866)709-4744 and to [REDACTED] at 1.866.212.8289. You can also have your authorized agent upload it directly with his or her access to Equator.
8. We will prepare a release of lien and send to the title company for recording.
9. Net proceeds must be received on or before August 22, 2013
10. All escrow surplus and credits MUST be added to the net proceeds.

11. PROCEEDS MUST BE WIRED TO: