

Learn How Seattle Short Sales, Inc.

Can Help You Short Sale Your Property

<http://SeattleShortSales.com>

1-800-603-3525

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

- AS – IS purchase price to be \$99,950.00
- The closing should occur on or before September 15, 2013
- 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 prepared HUD-1 Settlement Statement** must be emailed to [REDACTED] 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 [REDACTED]**
- **A copy of the SIGNED HUD-1 Settlement Statement must accompany the payoff wire. The payoff wire in the amount of not less than \$86,372.90 must be sent to this office immediately after closing. Our Wire information is:**

Bank Name: Cenlar FSB, Trenton, NJ

[REDACTED] [REDACTED]
[REDACTED] [REDACTED]

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

- Settlement Breakdown:

| | |
|--------------------------|---------------------|
| Sales Price: | \$ 99,950.00 |
| Commission | 4,997.00 |
| 2 nd Mortgage | 0.00 |
| Closing costs | 8,580.10 |
| Net Sales Proceeds: | \$ 86,372.90 |

- 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. **ALASKA USA will agree to not pursue the deficiency balance on the 1st Deed of Trust subject to borrowers signed stipulated agreement with the 2nd Deed of Trust holder, Alaska USA Federal Credit Union.**

[REDACTED] _____ Date

[REDACTED] _____ Date