

Learn How Seattle Short Sales, Inc.

Can Help You Short Sale Your Property

<http://SeattleShortSales.com>

SELENE
FINANCE

1-800-603-3525

March 7, 2011

Attn: [REDACTED]

Fax: 888-860-1314

Re: [REDACTED]

GRANITE FALLS, WA 98252
[REDACTED]

To Whom It May Concern:

In reference to the above mentioned mortgage loan(s), Selene Finance has been authorized by the Note holder(s) to accept a minimum of \$5,200.00 in certified funds payable to Selene Finance, as net proceeds from the sale of the subject property. It is agreed that the Note holder(s) will consider the Note paid in full, upon the successful closing and receipt of any subsequent claim paid by the Mortgage Insurer and will submit to release the lien(s).

Please be advised that the pay-off amount must be delivered to my attention at Selene Finance 9990 Richmond, Suite 100, Houston TX 77042 no later than 3/28/2011 along with the following items that may be faxed as well.

1. Certified copy of Warranty/Grant Deed.
2. Certified copy of Settlement Statement (HUD-1).
3. Seller is not required to execute an Escrow Assignment.
4. Seller is to receive \$0.00, even if the proceeds after closing closts exceed the minimum net proceeds.
5. Sales Price of \$162,500.00.
6. Realtor's commission should not exceed 3.00% or \$4,875.00.
7. Total closing costs, including seller's concessions or seller's credits cannot exceed \$4,800.00.
8. Net proceeds of the sale shall not be less than \$5,200.00.
9. Closing to occur on or before 3/28/2011. If this date is delayed from the original approval date, there may be a per diem interest amount charged for the number of days an extension is granted.

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Selene [REDACTED]

You are required to FAX a copy of the HUD-1, three days prior to the closing for my review and approval. My FAX number is (866) 926-5498. Should you become aware of any changes that will affect the net proceeds of the sale, please contact me prior to closing. You are hereby instructed to notify us immediately of any delays in closing this transaction. Should you have any questions, please call me at (877) 768-3759.

Wiring instructions as follows:

Bank: Signature Bank

New York, New York,

10017

ABA: [REDACTED]

Acct: [REDACTED]

RE: Payment Clearing Acct.

Reference: Loan number and customer name

[REDACTED]

Sincerely,

[REDACTED]

Loan Resolution Consultant

Selene Finance