

Learn How Seattle Short Sales, Inc.

Can Help You Short Sale Your Property

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**Centex Home Equity Company, LLC**

350 Highland Dr.  
Lewisville, TX 75067

Attn: Foreclosure Prevention

PRE-APPROVED PROPERTY SALE

**1-800-603-3525**

June 22, 2011

RE: Loan #: [REDACTED]  
Property address: [REDACTED]  
MARYSVILLE WA 98270

Borrower (s): [REDACTED]

Nationstar Mortgage LLC f/k/a Centex Home Equity Company, LLC ("Nationstar Mortgage") approves the sale of the property contingent upon the following:

Net proceeds to Nationstar Mortgage:  
Funds from impound (if any):  
Payment date:

*ext*  
Not less than \$202,025.50  
To be applied to the deficiency  
JULY 14, 2011

Nationstar Mortgage agrees (1) file a withdrawal of the Notice, and (2) provide any documents necessary for release after we receive the funds and (3) waive any remaining deficiency balance in consideration for all borrowers executing the attached Promissory Note. **NO FUNDS ARE TO BE RELEASED TO THE BORROWER.**

The attached Promissory Note in the amount of \$0.00 will need to be executed. The original signed Promissory Note must be forwarded with the net proceeds along with a copy of the final settlement statement.

The following closing costs should not exceed the given amount:

Commissions	\$14,157.00
Total closing costs	\$15,308.50
2 <sup>ND</sup> lien (Suntrust)	\$4,464.00

Payment will only be accepted by *certified funds* for the entire amount listed above to the appropriate address listed below. In the event that we do not receive the entire amount due, in immediately available funds, on or before **JULY 14, 2011 by 12 noon (CST)**, this pre - approved property sale offer will terminate and be of no force and effect. Please fax an executed final settlement statement & wire confirmation to 214-488-1436. Please be advised that if a foreclosure sale is pending, the foreclosure sale date will not be postponed to allow this short sale closing.

[REDACTED]  
Foreclosure Prevention Manager  
Ph: 866-312-2432 x [REDACTED]

**PAYOFF FUNDS MUST BE REMITTED USING CERTIFIED FUNDS OR BY WIRE TRANSFER ONLY.** If using wire transfer, forward to: JP Morgan Chase, Routing [REDACTED] for credit to Nationstar Mortgage Payment Clearing Account # [REDACTED]. If mailing certified funds, make payable to Nationstar Mortgage LLC and forward to the address listed at the top of page. Funds received after 3:00pm Central Time may be posted on the following business day. Please include the Mortgagor's Loan Number on all correspondence. **Loan number and Borrower name must be attached to wire.** Note: All short sales of loans that have mortgage insurance coverage are subject to mortgage insurer approval.

**\*\*\*IMPORTANT NOTICE\*\*\***

We reserve the right to adjust any portion of this statement at any time for one or more of the following reasons, but not limited to: recent advances, returned items, additional fees or charges, disbursements made on your behalf, scheduled payment(s) from an escrow account, transfer of servicing and/or inadvertent clerical errors.

This payoff estimate does not waive our rights to collect any funds which become due on this account as a result of any subsequent adjustments. Additionally, Nationstar Mortgage LLC will not provide reconveyance or release of the Security Instrument until the net proceeds and all other items required above have been received.