

May 31, 2011

SETH RICK

Short Sale Terms and Conditions

Account: [REDACTED]
Borrower: [REDACTED] (the "Seller")

Property Address: [REDACTED]

Dear SETH RICK:

We have agreed to your request for a Short Sale, and we will accept a minimum of \$3,500.00 to settle your account and release the lien(s) on the property above. Our acceptance is conditional upon receipt of payment in the form of certified funds on or before 6/26/11, after which this offer becomes null and void.

Any excess funds at closing will be refunded to us. As the Seller(s), you will not receive any proceeds from this transaction.

This acceptance is only for the contract of sale in the amount of \$115,000.00 between [REDACTED] (the "Buyer(s)"), and the Seller.

At closing, please forward us a copy of the following signed and executed documents by fax as noted below.

- **Certified HUD-1 closing statement**
- **Notarized Affidavit of Arm's Length Transaction (enclosed)**
- **Copy of wire confirmation or certified funds check/escrow check**

Fax: (866) 220-4130

Upon review of these documents and receipt of certified funds, we will release the lien(s).

To accept this offer, please send payment by wire transfer or overnight mail to the address below. Be sure to include your name and account number. **Please call us on the day of closing to provide us with the details regarding the delivery of funds.**

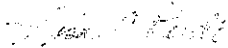
Wire Transfer: JP Morgan Chase
Account Name: Short Sales
ABA: 021000021
Account: 765912993
Loan Number: [REDACTED]

Overnight Mail: Chase
Attention Short Sales
Mail Code OH4-7142
3415 Vision Drive
Columbus, OH 43219-6009

Please be aware that the completion of this transaction is reported to various consumer reporting agencies and may have an adverse effect on your credit rating. Proceeding with this transaction may have implications on your state or federal tax liability; please consult a tax advisor for additional information.

If you have any questions, please call us at the telephone number listed below.

Sincerely,



Lisa C. Rude
Chase
(866) 234-1342 Ext. 3223217
(866) 220-4130 Fax
(800) 582-0542 TDD / Text Telephone
www.chase.com

Enclosures

- Affidavit of Arm's Length Transaction
- Notary Certification

We are a debt collector.

If you are represented by an attorney, please refer this letter to your attorney and provide us with the attorney's name, address, and telephone number.

To the extent your original obligation was discharged, or is subject to an automatic stay of bankruptcy under Title 11 of the United States Code, this notice is for compliance and/or informational purposes only and does not constitute an attempt to collect a debt or to impose personal liability for such obligation.

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