



Wells Fargo Home Mortgage
MAC x7801-01k
3476 Stateview Blvd
Fort Mill, SC 29715

April 07, 2009

[REDACTED]
[REDACTED]
Renton WA 98058

Dear [REDACTED]

RE: Demand Statement for Loan [REDACTED]
Projected Settlement Date 05/07/09
Property Address [REDACTED]
Seattle WA 98121

Client [REDACTED]

Wells Fargo Bank, N A issues its approval to sell the subject property which will result in a short payoff of the mortgage, and mortgagor(s) acknowledge they waive any and all rights to any escrow balance, insurance proceeds or refunds from prepaid expenses. Neither the borrower nor any other party may receive any sale proceeds or any funds as a result of this transaction except as noted in this letter. As agreed, when we are in receipt of the proceeds of sale and all required documentation, we will amend reporting to the credit bureau to reflect "agreed settlement short of full payment" which should be reflected on the credit report within 60-90 days from date of notification and waive any deficiency rights, if applicable.

This approval is based on the purchase contract dated 04/02/09 between [REDACTED] And, the seller(s), and [REDACTED] And [REDACTED], the buyer(s), for a purchase price of \$ 295,000.00. The terms of our approval and instruction to the Settlement Agent are as follows:

- 1. The required minimum payoff is \$ 262,683.90, scheduled for settlement on or before 05/15/09. Your contribution and settlement costs allocated for this transaction are:

Mortgagor contribution:
Cash at Closing: \$0.00
Promissory Note: \$0.00
Real Estate Commission: \$17,700.00
Approved Seller Closing Costs:
county taxes 885.72
2nd lien payoff 3,000.00
HOA past dues 3,700.00
closing fee 626.75
title insurance 958.13
Reconveyance Fee 135.00
delivery fee 54.50
city/county tax stamp 5,251.00
ecise tax 5.00

LC100/SWU/pg.1



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RE: Loan Number [REDACTED]

2. Within two (2) business days of receipt of this letter, we must be notified of the name, address, and telephone number of the Settlement Agent. Both the Realtor and Settlement Agent must be provided a copy of this Demand Statement.
3. The Settlement Agent is instructed to contact us 48 hours in advance of the scheduled settlement date providing a copy of the estimated HUD-1, Settlement Statement, and to provide the information requested on the enclosed title worksheet. If settlement is delayed and/or rescinded, immediate notice and written approval must be granted by us. We reserve the right to assess a per diem from the original settlement date.
4. All parties understand and acknowledge the purchase contract may not be amended without our prior written approval; the property is sold "as is"; the purchaser is not related to the seller, and any relationship between a participating Broker/Realtor has been disclosed prior to issuing this demand statement. It is further understood this transaction may not involve any third party who received a deed from mortgagor at, prior to, or after settlement, and the purchase contract may not be assigned.
5. The Settlement Agent is instructed to express mail the proceeds of sale, in certified funds, the original executed Promissory Note, if applicable, fully executed HUD-1 Settlement Statement and attached Title Worksheet completed to reach us by the next business day immediately following settlement to:

* Wells Fargo Home Mortgage
 Borrower Counseling Services
 3480 Stateview Blvd., MAC [REDACTED]
 Fort Mill SC 29715

Thank you for your courtesy and cooperation. If you have questions or need additional information, please call us at (800) 416-1472, Monday through Friday, 8 AM to 8 PM, Central Time.

Sincerely,

[REDACTED]
 FHA HUD COUNSELOR
 LOSS MITIGATION
 Enclosure

LC100/SWU/pg.2

We are required by the Fair Debt Collection Practices Act to inform you that if your loan is currently delinquent or in default, as your loan servicer, we will be attempting to collect a debt, and any information obtained will be used for that purpose. However, if you have received a discharge, and the loan was not reaffirmed in the bankruptcy case, we will only exercise our right as against the property and are not attempting any act to collect the discharge debt from you personally.

Wells Fargo Home Mortgage
is a division of Wells Fargo Bank, N.A.



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PLEASE RESPOND WITHIN 48 HOURS

Date April 07, 2009
To Albert Clarke
Phone (999) 999-9999
Fax (999) 999-9999

Loan No. [REDACTED]
From [REDACTED]
Phone [REDACTED]
Fax [REDACTED]

The Following Recording Information is Needed to Prepare the Release

Date Recorded _____

Book/Page/Ins. Number _____

County _____

Original Beneficiary _____

Current Beneficiary _____

Trustee _____

Legal Description
(if applicable) _____

Assignments
(if applicable) _____

Send for Recording to:

____ Agent Name
____ Address
____ Phone
____ Fax

____ Courthouse

LC172/SWU



May 12, 2009

Attn: Albert Clark

[Redacted] Seattle WA 98121

Dear Albert

This letter serves as CitiMortgage, Inc.'s (CMI) authorization and acceptance of a short payoff on the above referenced account, in the MINIMUM amount of \$3000.00

net proceeds from closing settlement; whichever is GREATER This amount is valid through May 15, 2009. Certified funds must be received on or before May 15, 2009 noon central standard time. The sellers/mortgagers may not receive more than \$0.00 in this transaction at closing. Upon receipt of certified funds or title company escrow check and after a final review of the original (or certified copy) HUD 1 settlement statement, CitiMortgage, Inc. will release its mortgage on the property. Any funds held in our Escrow/ Impound Account and / or insurance claim proceeds will be considered the property of CitiMortgage, Inc. and will be applied towards our loss.

Wire Information: Wire to: CitiBank, N.A.
New Castle Delaware
ABA [Redacted]
Credit To: CitiMortgage Inc.
Account # [Redacted]

Customer 10 Digit Account Number [Redacted]

Reference in memo line: [Redacted]

*** A COPY OF THIS LETTER MUST BE PROVIDED TO THE CUSTOMER

A copy of the final executed HUD 1 and wire confirmation emailed to lisa.s.bradley@citi.com at closing.

Sincerely,

Lisa Bradley
Loss Mitigation Specialist
Direct 972-657-1114

A member of citigroup



Important Information

Please send a copy of this payoff statement with the payoff funds to ensure property credit and handling.

Please include a correct forwarding address to ensure proper handling of the release of Mortgage and/ or Deed of Trust, and important tax information.

If a monthly payment check is returned by your bank for stop payment, insufficient funds, etc. prior to the receipt of the payoff funds, this situation will require additional funds to pay the loan in full.

A check returned by your bank for stop payment, insufficient funds, etc. AFTER the receipt of the payoff funds will cause the Mortgage and/ or Deed of Trust to NOT be released until the return check clears your bank or additional replacement funds are sent to CitiMortgage, Inc.

We will forward all related release documents to the County Recorder's Office following payoff.

Notice to third parties: Please provide a copy of the Title Commitment and/ or Schedule A to the Title Insurance Commitment with your payoff check. This will help expedite the Mortgage and/ or Deed of Trust release process.

Notice to Seller / Customer:

Upon receipt of this payment, we will report as "paid in full for less than the full balance" to all credit reporting agencies. Also, whenever more than \$600.00 of a debt is forgiven as a result of settling a debt for less than the balance owing, we are required to report the amount of the debt forgiven to the Internal Revenue Service on a 1099C form, a copy of which will be mailed to you.

Furthermore, you authorize and agree that CitiMortgage, Inc. or insurer may cancel any insurance written in connection with the loan and assign and grant any refund of premium to CitiMortgage, Inc. to be applied to the balance shown above.

This is an attempt to collect a debt and any information obtained will be used for that purpose.