



NMLS: 2280

Hours of Operation

Monday – Thursday: 8:00 am to 9:00 pm EST

Friday: 8:00 am to 8:00 pm EST

March 14, 2014

Glendas Way
Fredericksburg, VA 22408

Re: Account:
Property Address: Glendas Way, Fredericksburg, VA 22408

Dear

Please accept this as confirmation that 21st Mortgage is prepared to accept the short sale offer on the aforementioned account. The terms upon which this approval is contingent include the following:

1. 21st Mortgage must receive minimum total net proceeds of \$ _____ based on a sale price of \$ _____ and the first lien holder receiving \$ _____
2. Sellers are to net zero.
3. Net proceeds must be received on or before _____
4. HUD-1 Settlement Statement MUST be faxed 48 hours before closing for approval. Please fax to _____
5. PROCEEDS MUST BE SENT VIA CERTIFIED FUNDS TO:

21ST Mortgage Corporation

Knoxville, Tennessee 37902

6. A copy of the certified funds receipt, HUD-1 Settlement Statement, this short sale letter, and any applicable promissory notes must be FAXED to our office at _____ within 24 hours of closing. The HUD-1 Settlement Statement must be signed by buyers, sellers, and the settlement agent. Any extension of the closing date will require prior approval.

Please also note the following:

- If any of the above terms are not met, the Net Proceeds will not be accepted and the satisfaction will be delayed at your expense.
- If we receive additional information on the account that would affect our original decision, we reserve the right to withdraw the approval for the acceptance of a short payoff.