

Chase Home Finance LLC (CA2-0816)
10790 Rancho Bernardo Road
San Diego, CA 92127-5705



August 05, 2010

[REDACTED]
[REDACTED]
Oceanside, CA 92056

Short Sale Terms and Conditions

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

Property Address: [REDACTED]
Oceanside, CA 92056-0000 (the "Property")

Dear Mortgagor(s):

Chase Home Finance LLC ("Chase") has agreed to your request for a Short Sale, and will accept a minimum of \$234,347.30 to release the lien(s) on the above-referenced Property.

Please note this amount is for the release of the lien(s) only and that you are responsible for all deficiency balances per the terms of the original loan documents.

Our acceptance is conditional upon receipt of payment in the form of certified funds on or before 08/30/2010, after which this offer becomes null and void. Please call us on the day of closing to provide us with the details regarding the delivery of funds.

To accept this offer, please send payment by wire transfer or overnight mail to the address provided below. Be sure to include your name and account number.

Overnight Mail: Chase Home Finance LLC
Mail Code OH4-7142
3415 Vision Drive
Columbus, OH 43219-6009

Wire Transfer: JP Morgan Chase Bank NA
ABA #021000021
Account #304280763
Account Name: CHF LLC - LSAMSI PO

This acceptance is only for the contract of sale in the amount of \$256,000.00 between [REDACTED] and [REDACTED] (the "Buyer"), and the Seller

At closing, please forward a copy of the certified HUD-1 closing statement, as well as the signed and notarized Affidavit of Arm's Length Transaction (enclosed); these documents must be remitted via both fax and overnight mail to:

Overnight Mail: Chase Home Finance LLC
Mail Code OH4-7142
3415 Vision Drive
Columbus, OH 43219-6009

Fax: (866) 220-4130

Once certified funds have been received, Chase will release the lien(s). Any excess funds at closing will be paid to Chase. As the Seller, you will not receive any proceeds from this transaction

Please be aware that the completion of this transaction is reported to the various credit bureau reporting agencies and may have an adverse affect on your credit rating

If you have any questions, please contact us at the number provided below. At Chase, we value you as a customer and want to ensure your continued satisfaction.

Sincerely,

Homeowner's Assistance Department
Chase Home Finance LLC
(888) [REDACTED]
(800) [REDACTED] TDD / Text Telephone
(866) [REDACTED] Fax

Enclosure

- 1 Affidavit of Arm's Length Transaction
- 2 Notary Certification

For California customers, the state Rosenthal Fair Debt Collection Practices Act and the federal Fair Debt Collection Practices Act require that, except under unusual circumstances, collectors may not contact you before 8 a.m. or after 9 p.m. They may not harass you by using threats of violence or arrest or by using obscene language. Collectors may not use false or misleading statements or call you at work if they know or have reason to know that you may not receive personal calls at work. For the most part, collectors may not tell another person, other than your attorney or spouse, about your debt. Collectors may contact another person to confirm your location or enforce a judgment. For more information about debt collection activities, you may contact the Federal Trade Commission toll-free at (877) FTC-HELP or www.ftc.gov

Chase Home Finance LLC is attempting to collect a debt, and any information obtained will be used for that purpose.

We may report information about your account to credit bureaus. Late payments, missed payments, or other defaults on your account may be reflected in your credit report.

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 has been 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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