



Well Home Mortgage
MAC X2409-01F
1 Home Campus
Des Moines, IA 50328

February 09, 2011

W. Sepulveda Blvd #238
Manhattan Beach CA 90266

Dear _____ :

RE: Demand Statement for Loan Client
Projected Settlement Date 03/14/11
Property Address

Manhattan Beach CA 90266

We Bank, N A approves the sale of the above referenced property this sale will result in a short payoff of the mortgage, and the mortgagor(s) acknowledge they waive any and all rights to any escrow balance, insurance proceeds or refunds from prepaid expenses. Neither the mortgagor nor any other party may receive any sale proceeds or any funds as a result of this transaction except as noted in this Demand Statement. As agreed, when we receive the sale proceeds and all required documentation, we will notify the credit bureau to reflect "agreed settlement short of full payment" which would appear on the credit report within 60-90 days from the sale date and within 60-90 days from the date of notification and waive any deficiency rights, if applicable.

Sale approval details

This approval is based on the purchase contract dated 01/06/11 between ANJ the seller(s), and ALAN NEV the buyer(s), for a purchase price of \$ 840,000.00. The terms of our approval and instruction to the Settlement Agent are as follows:

- 1. The required payoff is \$ 758,870.00, scheduled for settlement on or before 03/14/11. Your contribution and settlement costs for this transaction are:

Mortgagor contribution:
Cash at Closing: 0.00
Promissory Note: 0.00
Approved Seller Closing Costs:
Real Estate Commission: 42,000.00
SETTLEMENT FEE 1,000.00
TITLE INSURANCE 3,650.00
TAXES 17,126.00
BUYER CLOSING COSTS 2,000.00
*no prepaid or escro
cont to wfhe 2nd 15,354.00
*contingent upon
approval*

LW100/HCC/pg.1