

Declaration of Default & Initiation of Sale Request



22837 Ventura Blvd., Suite 300
Woodland Hills, CA 91364
Toll Free 877 AFS-7878
FAX 818 591-9599

Loan No.: _____

VA/FHA/FHLMC/FNMA No.: _____

PMI/OTHER INSURER NO.: _____

Please be sure to include copies (if available) as per below.

Enclosed are copies of the following documents:

_____ Note
_____ Deed of Trust
_____ Assignments
_____ Modifications/Extensions
_____ Substitution of Trustee
_____ Other _____

Nature of Default

_____ Failure to make payment which became due _____, and all subsequent payments.
_____ Failure to pay the principal balance with interest thereon which became due on _____.
_____ Other (specify) _____

Default Information

Remaining Principal balance \$ _____ with interest from _____
Monthly P & I Payment \$ _____ Monthly Late Charge \$ _____
Impound Payment \$ _____ Prior Late Charges \$ _____
Interest Rate _____% Variable? Yes _____ No _____ (If yes, please provide accrued interest and/or payment schedule)

Amount to Reinstate this account is \$ _____ as of _____ which includes all payments, late charges, and advances owed to beneficiary to date.

Advances (Please attach copies of receipts or checks for all advances made)

Prior Lien Date _____ Amount \$ _____
Property Taxes Date _____ Amount \$ _____
Insurance Date _____ Amount \$ _____
Other _____ Date _____ Amount \$ _____

Property Address:

Social Security Number(s): 1. _____ 2. _____

Additional Address: _____

The undersigned hereby promises and agrees to pay Asset Foreclosure Services, Inc. (hereafter "AFS") a trustee's fee in the amount permitted by law together with all costs and expenses incidental to these proceedings. All funds received from the sale of the property at auction shall be held by AFS for a period of 7 days prior to disbursement by AFS. Said funds are defined as the total debt payment held by AFS from the auction proceeds as well as all associated foreclosure fees and costs. Said period of 7 days shall commence after the auction date. It is agreed and understood that AFS may not proceed with the sale and/or delivery of a Trustee's Deed until all fees and costs have been paid. If payment in full is not made within sixty (60) days from the conclusion of the foreclosure proceedings, AFS shall be entitled to the following (1) Payment of the full amount of statutory fees allowable under California Civil Code Section 2924, unless a lesser amount is otherwise specifically agreed to in writing by AFS; (2) Interest at the existing legal rate of interest; and (3) All collection costs including attorney's fees and court costs incurred by AFS. Additionally, the undersigned also agrees to pay on demand, as well as indemnify and hold AFS harmless from all costs, damages, attorney's fees, expenses, obligations and liabilities of any kind which AFS may incur or sustain by reason of this default and foreclosure proceeding including but not limited to, the sale of the trust property be reason of any act or omission on the part of others and/or the undersigned whom AFS is acting as agent. Any payment accepted in connection with the foreclosure proceedings by AFS on behalf of the undersigned shall be released to the undersigned after all foreclosure fees and expenses have been deducted.

Beneficiary: _____ Foreclose in the name of: _____

Address: _____

Contact: _____ Dept. _____ Email: _____

By: _____ Date: _____ Phone: (_____) _____

We appreciate your business!

www.assetforeclosure.com or info@assetforeclosure.com