

DATE: [Insert Date]

FROM:

[Lender Name/Lending Institution]

[Department Name]

[Street Address]

[City, State, Zip Code]

TO:

[Borrower Name]

[Co-Borrower Name, if applicable]

[Property Address]

[City, State, Zip Code]

RE: FINAL NOTICE OF FORECLOSURE PROCEEDINGS

LOAN NUMBER: [Insert Loan Number]

PROPERTY ADDRESS: [Insert Property Address]

Dear [Borrower Name],

This letter serves as a formal and final ultimatum regarding the serious delinquency of your mortgage loan. Despite previous notices and attempts to resolve this matter, your account remains severely past due.

As of [Date], the total amount required to reinstate your loan and stop further legal action is **[\$Insert Total Amount]**. This balance includes past-due principal, interest, late fees, and legal costs incurred to date.

REQUIRED ACTION:

You must submit the full amount of **[\$Insert Total Amount]** in certified funds (cashier's check or money order) to our office no later than **[Insert Deadline Date]** at 5:00 PM.

CONSEQUENCES OF NON-PAYMENT:

Failure to meet this deadline will result in the following immediate actions:

- Acceleration of the entire remaining loan balance, making the full amount of the mortgage due immediately.
- The formal commencement of foreclosure proceedings through our legal counsel.
- The reporting of this default to all major credit bureaus, which will severely impact your credit rating.
- The eventual sale of your property at a public auction.

If you are experiencing financial hardship, you may still have options such as a loan modification, short sale, or deed-in-lieu of foreclosure. However, these options must be finalized before the deadline stated above.

Please contact our Loss Mitigation Department immediately at [Phone Number] if you intend to resolve this debt.

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

Sincerely,

[Signature]

[Name of Authorized Representative]

[Title]

[Lending Institution]