

NOTICE OF ACCELERATION OF LOAN MATURITY

Date: [Insert Date]

[Borrower Name]
[Borrower Address]
[City, State, Zip Code]

RE: Mortgage Loan Number: [Insert Loan Number]

Dear [Borrower Name],

This letter serves as formal notice that you are in default under the terms of your Mortgage and Promissory Note dated [Insert Date of Original Loan].

As previously stated in the Notice of Default sent to you on [Insert Date of Default Notice], you were required to cure the delinquency by [Insert Cure Deadline Date]. Our records indicate that you have failed to pay the full amount necessary to bring your account current by that date.

NOTICE OF ACCELERATION: Due to your failure to cure the default, [Insert Lender Name] hereby exercises its option to accelerate the entire unpaid balance of your loan. The full amount of principal, interest, and all other fees and charges are now due and payable immediately.

The total amount required to pay off your loan in full as of [Insert Current Date] is: **\$(Insert Total Payoff Amount)**.

Please be advised that if the total balance is not paid in full, we will initiate legal proceedings to foreclose upon the property located at [Insert Property Address]. A foreclosure sale may result in the loss of your home and a deficiency judgment against you.

To avoid further legal action, you must contact our office immediately or submit the full payoff amount. Payments must be made via certified funds or wire transfer.

If you have any questions, please contact our Loss Mitigation Department at [Insert Phone Number].

Sincerely,

[Your Name/Representative Name]
[Company Name]
[Title]