

DATE: [Date]

TO:

[Borrower Name]

[Property Address]

[City, State, Zip Code]

RE: NOTICE OF LOAN ACCELERATION AND DEMAND FOR PAYMENT

Loan Number: [Loan Number]

Property Address: [Property Address]

Dear [Borrower Name],

This letter serves as formal notice that you are in default of your Loan Agreement dated [Date of Loan]. Specifically, you have failed to maintain the required hazard insurance coverage on the property securing this loan, as mandated by the terms of your Deed of Trust/Mortgage.

Despite previous notices requesting proof of insurance, you have failed to provide evidence of an active policy. As a result of this breach of contract, [Lender Name] hereby exercises its right to **accelerate** the maturity of your loan.

TAKE NOTICE: The entire unpaid principal balance, along with all accrued interest, late fees, and costs, is now due and payable in full immediately. The total amount required to satisfy the debt is:

- Unpaid Principal Balance: \$[Amount]
- Accrued Interest: \$[Amount]
- Late Charges/Fees: \$[Amount]
- **TOTAL AMOUNT DUE: \$[Total Amount]**

Payment must be received in certified funds (cashier's check or wire transfer) by [Deadline Date].

Failure to pay the full amount stated above by the deadline will result in the commencement of legal proceedings to protect our interest in the property, which may include the initiation of foreclosure actions.

Please contact our Loss Mitigation Department at [Phone Number] immediately if you have obtained insurance or wish to discuss this matter.

Sincerely,

[Authorized Signature]

[Lender Name]

[Lender Address]