

SENT VIA CERTIFIED MAIL - RETURN RECEIPT REQUESTED

Date: [Date]
Loan Number: [Loan Number]
Property Address: [Property Address]

TO:

[Borrower Name]
[Borrower Mailing Address]

RE: NOTICE OF ACCELERATION OF PROMISSORY NOTE AND DISCLOSURE OF INTENT TO FORECLOSE

Dear [Borrower Name],

Reference is made to the Promissory Note and Deed of Trust/Mortgage executed by you on [Date of Original Loan] in favor of [Lender Name].

As previously stated in the Notice of Default dated [Date of Default Letter], you have failed to cure the delinquency on your account. Because you have failed to pay the required amount to bring your loan current within the time period specified, [Lender Name] hereby exercises its option to **ACCELERATE** the maturity of the Debt.

TAKE NOTICE that the entire unpaid principal balance, all accrued interest, and all other fees and charges provided for in the Loan Documents are now **IMMEDIATELY DUE AND PAYABLE IN FULL**.

The total amount required to pay off the loan in full as of the date of this letter is: **\$(Total Payoff Amount)**. This amount is subject to change based on daily interest accruals and additional fees.

Failure to pay the full payoff amount by [Deadline Date] will result in the commencement of foreclosure proceedings to sell the property located at [Property Address] to satisfy the debt. Once foreclosure proceedings have begun, additional legal fees and costs will be added to your account.

If you have any questions regarding this notice or wish to request a payoff statement, please contact our Loss Mitigation Department at [Phone Number] or [Email Address].

Sincerely,

[Authorized Signature]
[Name of Signatory]
[Title]
[Lender/Service Name]

This communication is from a debt collector and is an attempt to collect a debt. Any information obtained will be used for that purpose.