

[Date]

[Borrower Name]
[Co-Borrower Name]
[Property Address]
[City, State, Zip Code]

Re: Voluntary Escrow Account Initial Disclosure Statement

Loan Number: [Loan Number]

Dear [Borrower Name],

This letter serves as the initial disclosure for the voluntary escrow account you have requested to establish in connection with your mortgage loan. This account is designed to assist you in budgeting for your property-related expenses.

Escrow Account Analysis

Based on our projections for the coming twelve months, your monthly escrow payment will be as follows:

Disbursement Item	Estimated Annual Amount	Estimated Disbursement Date
Property Taxes	[\$[Amount]]	[Date]
Hazard Insurance	[\$[Amount]]	[Date]
[Other Item]	[\$[Amount]]	[Date]

Payment Summary

- Total Estimated Annual Disbursements: \$[Total Amount]
- Required Monthly Escrow Payment: \$[Monthly Amount]
- Initial Escrow Deposit (Cushion): \$[Cushion Amount]

Terms and Conditions

By establishing this voluntary account, you agree to include the monthly escrow payment amount with your regular principal and interest payment. Please note that since this is a voluntary account, you may request to terminate this escrow arrangement at any time, provided your loan is not in default and meets our internal eligibility requirements.

We will perform an annual analysis of your escrow account to ensure the monthly collection amount remains accurate based on updated tax and insurance assessments.

If you have any questions regarding this statement, please contact our Customer Service Department at [Phone Number].

Sincerely,

[Name of Financial Institution]

[Department Name]

[Contact Information]