

AURORA LOAN SERVICES

10350 PARK MEADOWS DRIVE • LITTLETON, CO 80124 • PHONE: 800-550-0508 • FAX: 308-635-3145

VIA FACSIMILE: 619 374 1934

February 13, 2009

3640032048704534SS00102-13-09

Glen Henderson
Silvercrest Realty Group
3131 Camino Del Rio North Ste 400
San Diego, Ca 92108

RE: Short Payoff Approval: Demand Statement
Aurora Loan Number: 003
Borrower(s):

Property Address: San Diego CA 92117

Aurora Loan Services ("Aurora") has approved the sale of the above property that will result in a short payoff of the mortgage. Our approval is based on the contract of sale between and dated January 20, 2009 for the purchase price of \$ \$365,000.00 . This letter constitutes Aurora's instructions to the Settlement Agent. As such, this approval is conditioned on a short payoff that meets the following criteria:

1. The required minimum payoff amount is \$ \$332,836.52 . Settlement costs have been allocated as follows:

- *Sellers closing costs not to exceed \$7,263.48
- *Realtor commissions not to exceed \$21,900.00
- *2nd lien to receive no more than \$3,000.00 from sale of property
- **All of the above must be reflected on final HUD-1

*****THE FINAL HUD-1 SETTLEMENT STATEMENT, SIGNED BY BUYER AND SELLER, MUST BE FAXED THE DAY OF THE CLOSING TO THE FAX NUMBER PROVIDED ON THE FAX COVER SHEET.*****

2. The closing must be completed no later than March 23, 2009.

- * If settlement is delayed or the transaction is cancelled, immediately notify Aurora's Special Services Department.
- * Written approval must be obtained from Aurora's Special Services Department if unable to complete the transaction by the specified settlement date.
- * Aurora reserves the right to assess a per diem after the original settlement date.

3. Neither the borrower nor any other party may receive any sale proceeds or any other funds as a result of this transaction, except noted in this letter.

- * If the combined amount of the sale proceeds and the contribution total more than the amount due to the mortgage, then contact Aurora's Special Services Department.
- * The borrower must assign to Aurora's any rights to escrowed funds, insurance proceeds or refund from pre-paid expenses.



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If you are wiring funds, use the following instructions:

CHASE MANHATTAN BANK
ABA NUMBER: 0210-0002-1
CREDIT: AURORA LOAN SERVICES
ACCOUNT NUMBER: 066-296293
REFERENCE: LOAN NUMBER AND SELLER'S LAST NAME
*DIRECT WIRE TO:

**** THIS TRANSACTION IS NOT CONSIDERED COMPLETED
UNTIL ALL CONTINGENCIES OF APPROVAL HAVE BEEN MET ****

If you have any questions, please contact one of our Loan Counselors at the address above or by calling 800-550-0509.

Sincerely,

Extension
Special Servicing
Aurora Loan Services

