

URGENT: NOTICE OF DEFAULT AND INTENT TO FORECLOSE

Date: [Insert Date]

To: [Borrower Name]

Property Address: [Property Address]

Loan Number: [Loan Number]

Dear [Borrower Name],

This letter serves as formal notice that you are in default of your mortgage/loan agreement for the property located at the address listed above. As of [Current Date], your account is delinquent in the amount of \$[Total Past Due Amount].

FAILURE TO ACT WILL RESULT IN FORECLOSURE.

To prevent the immediate acceleration of your loan and the commencement of foreclosure proceedings, you must pay the total past due amount by [Deadline Date - e.g., 10 days from notice].

Required Action:

- Pay the full amount of \$[Total Past Due Amount] via certified funds or wire transfer.
- Contact our office immediately at [Phone Number] to discuss your intentions.

If payment is not received by [Deadline Date], we will exercise our right to accelerate the entire remaining balance of the loan and initiate a fast-track foreclosure sale without further notice, as permitted by your contract and local law.

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

Sincerely,

[Lender/Name]

[Company Name]

[Contact Phone Number]

[Email Address]