

DATE: [Current Date]

TO: [Property Owner Name]

ADDRESS: [Property Address]

CITY, STATE, ZIP: [City, State, Zip Code]

RE: NOTICE OF IMPENDING TRUSTEE'S SALE

Dear [Property Owner Name],

This letter serves as formal notification regarding the impending Trustee's Sale of the real property located at [Property Address].

Our records indicate that a Notice of Default was previously recorded, and the default has not been cured within the required timeframe. Consequently, an auction has been scheduled for the sale of the aforementioned property.

SALE DETAILS:

- **DATE OF SALE:** [Sale Date]
- **TIME OF SALE:** [Sale Time]
- **LOCATION OF SALE:** [Physical Location of Auction]
- **TRUSTEE NAME:** [Trustee Name/Company]
- **TRUSTEE SALE NUMBER:** [Sale Number]

Pursuant to the terms of the Deed of Trust, the property will be sold at public auction to the highest bidder. If the property is sold, you will be required to vacate the premises following the completion of the sale and the transfer of the title.

YOUR RIGHTS TO REINSTATE OR REDEEM:

You may still have the right to stop this sale by paying the past-due amounts (reinstatement) or paying the loan in full (redemption) prior to the sale date. To obtain a formal payoff or reinstatement quote, please contact [Lender/Trustee Name] immediately at [Phone Number].

Failure to take action prior to the date and time listed above will result in the loss of your ownership interest in the property.

Sincerely,

[Sender Name/Company Name]

[Title]

[Contact Phone Number]

[Email Address]