OFFER WORKSHEET

PROPERTY 870218095

Address: 122 HAWTHORNE PL

City/State/Zip: PORTLAND TX 78374

FINANCING Pre-Qual: Type: CASH Rate: 0

Lender:

Contact:

Phone: Email:

LISTING AGENT Name: JACOB SUDHOFF

Address: 800 N Shoreline, Ste 1500 N

City/State/Zip: Corpus Christi TX 78401

Phone: 3618265539 Fax:

Email: SHORTSALES@SUDHOFFPROPERTIES.COM

BUYER Name: Richard K, Parris

Address:

City/State/Zip: Minnetrista MN

Phone: 952-448-7488 Fax:

Email:

SELLING AGENT Name: Gylda Rivera

Address: 800 N. Shoreline Blvd

City/State/Zip: Corpus Christi TX 78401

Phone: 361-960-4411 Fax:

Email: gylda.rivera@gmail.com

BUYER'S ATTORNEY Name:

Address:

City/State/Zip:

Phone: Fax:

Email:

PLEASE READ

- Counter offer acceptance is subject to senior management approval, mortgage insurance and/or investor review
- No sale transaction is accepted until seller signs written contracts
- Buyer has been pre-qualified
- Buyer is aware that this is a multiple counter offer situation
- Seller must also confirm acceptance

OFFER INFORMATION

Date	07 12 2010	07 13 2010	07 27 2010	07 28 2010
Identity	Seller	Buyer	Seller	Buyer
Purchase Amount (Enter First)	625000.00	625000.00	625000.00	625000.00
Earnest Money Amount	10000.00	10000.00	10000.00	10000.00
Down Payment Percent	50	50	50	50
Down Payment Amount	312500	312500	312500	312500
Loan Amount	312500	312500	312500	312500
Closing Date	08 06 2010	08 06 2010	09 10 2010	09 10 2010
Pest/Termite Inspection				
Pest/Termite Repair (Sect. 1)				
Listing Date	11 10 2009	11 10 2009	11 10 2009	11 10 2009
Listing Amount	599900.00	599900.00	599900.00	599900.00
Cash Contribution - 1st Lien			12000.00	0
Cash Contribution - 2nd Lien				
Promissory Note Amount - 1st Lien				
Promissory Note Amount - 2nd Lien				
Buyer Closing Cost Credit	0.00	0.00	0.00	
Settlement Fee	350.00	350.00	350.00	350.00
FHA/VA Allowable Costs				
Doc Prep				
Title Insurance	3647.00	3647.00	3647.00	3647.00
Courier	0.00	0.00	0.00	
Overnight Fee				
Wire Fee				
Re-conveyance Fee				
Recording Fee	0.00	0.00	0.00	
County Transfer Tax				
Non-compliance Fee				
HOA Transfer Fee	750.00	750.00	750.00	750.00

OFFER WORKSHEET

Home Warranty Amount	0.00	0.00	0.00	
Repairs Amount				
Transfer Fees Amount	45.00	45.00	45.00	45.00
Inspection Period (Days)				
Other Expense Amount 1	1030.00	1030.00	1030.00	1030.00
1st Lien Per Diem Amount				
2nd Lien Per Diem Amount				
FHA/VA Allowable Costs				
Other Expense Amount 2				
Commission Percent	5	5.00	5	5
Commission Amount	31250	31250	31250	31250
1st Lien Release Amount				
2nd Lien Release Amount		3000	0.00	
Other Lien(s) Release Amount			3000.00	3000.00
Other Settlement Costs				

Comments 1 (1): SELLERS FINANCIAL STATEMENTS DO NOT SHOW INSOLVENCY.

Comments 1 (2):

Comments 1 (3): We need a cash contribution. I have also changed the closing date.

Comments 1 (4): The sellers have no money to contribute. There are insolvent. The cash buyers are ready to close.

Comments 2 (1): Seller will file for bankruptcy if we can not close. Thank you!

Comments 2 (2):

Comments 2 (3):

Comments 2 (4):

Comments 3 (1): Buyers are ready to close...cash sale..please send approval letter to close..thank you

Comments 3 (2): Buyers are ready to close...cash sale..please send approval letter to close..thank you

Comments 3 (3): Please leave the 2nd where I have entered it.

Comments 3 (4): Thank you! We are ready to close this short sale for you. Please send approval to close.

Other Expense Description 1 (1):

Other Expense Description 1 (2):

Other Expense Description 1 (3):

Other Expense Description 1 (4):

Other Expense Description 2 (1): Seller does not have any money to contribute. Please send approval letter for buyers to close.

Other Expense Description 2 (2):

Other Expense Description 2 (3):

Other Expense Description 2 (4):

Repairs Description (1):

Repairs Description (2):

Repairs Description (3):

Repairs Description (4):