

**OFFER1**

Ms. Sherry Orman  
714 XXXXX Road  
Pflugerville, TX 78660

Dear Ms. Orman,

I appreciate the opportunity to serve you and am pleased to present the following offers on your real estate note, secured by the property located at:

**6411 Leaning Oaks:**

**FULL PURCHASE OFFER:** We are offering to purchase the entire remaining note for \$28,126 net to you. This means we will pay all closing costs.

Sales Price	\$40,950.00
Down Payment received by you	\$ 1,250.00
16 Payments of \$344.54 which you have already collected	\$ 5,512.64
CASH TO YOU AT CLOSING	<b><u>\$28,126.00</u></b>
Total	\$34,888.64

**PARTIAL PURCHASE OFFER:** We will purchase the next 100 payments for \$18,387. At the end of those payments, we can either purchase the remaining payments for a lump sum of cash or you can continue receiving the payments with a principle balance of \$28,368.02.

Sales Price	\$40,950.00
Down Payment received by you	\$ 1,250.00
16 Payments of \$344.54 which you have already collected	\$ 5,512.64
CASH TO YOU for the next 100 payments	<b><u>\$18,387.00</u></b>
Present value of remaining payments	<u>\$28,368.02</u>

TOTAL

**\$53,517.66**

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Please find enclosed a list of documentation necessary for us to complete this transaction. The prices given are net to you . This means that [Your Company] will pay for all closing costs incurred in the purchase of your note. These costs may include property appraisal, title update (this does not include a new title policy if one was not purchased when the note was created), legal and recording fees.

I look forward to getting you cash as quickly as possible. If you have any questions, please do not hesitate to call me at (512) 123-4567.

Sincerely,

Your Name  
Mortgage Investor