



2112 Business Center Drive
Second floor Suite 201
Irvine, CA 92612
(949) 252-8300 Fax (949) 252-8330
www.trusteecorps.com

Date: _____ Reference: _____ TS No.: _____

**Declaration of Default and Demand for Sale
Authorization to Institute Collection of Delinquent Assessment**

We hereby instruct you, as trustee / substituted trustee / agent: to initiate foreclosure proceedings (including the preparation and recording of a Notice of Delinquent Assessment) against:

ENCLOSED PLEASE FIND THE FOLLOWING DOCUMENTS:

_____ Copy of C,C, & R's(Not required if already on file with us)
_____ Copy of current payment history
_____ Copy of lien (If already recorded)

Homeowner's Association: _____

Management Company: _____

Address for Correspondence: _____

Contact Person: _____ Phone: _____

Name of Unit Owner: _____

Address of Unit: _____

City: _____ Zip: _____

Mailing Address of Unit Owner: _____

City: _____ State: _____ Zip: _____

Delinquencies Due On Account:

Assessment became due for the _____ day of _____, 200_____

Assessment is \$ _____ per _____

Late Charge: \$ _____ after _____

If the Monthly assessment has changed during delinquency: the new amount is:

\$ _____, Date assessment changed: _____

Charge interest at the rate of _____% per our CC&R's.

Special assessments, penalties and cost of collection are as follows:

\$ _____ for _____ incurred on _____

\$ _____ for _____ incurred on _____

\$ _____ for _____ incurred on _____

Please attached an accounting sheet if necessary

INSTRUCTIONS and AGREEMENT:

We hereby appoint and authorize Trustee Corps to act as our agent for the purpose of collecting delinquent assessments on behalf of the above named association. We understand that your collection

procedures may include letters, preparing, recording and executing on our behalf Notices of d Delinquent Assessment Liens and/or Notices of Default and any other procedure permitted under sections 1350 through 1372 and 2924 of the California Civil Code.

All fees and charges incurred during the foreclosure and collection procedure will be guaranteed by the Homeowner Association, Management Company and Agent (Not Trustee Corps) representing said Association, to be paid upon demand by Trustee Corps. We agree to provide any and all documentation in conjunction with the foreclosure and/or collection action, as required by Trustee Corps .Also, we irrevocably indemnify and hold harmless Trustee Corps, its Agents, Sub-agents, Employees, Officers, Principals, Stockholders and successors in interest, from any and all matters concerning the Homeowners Association, its management, collection methods, condition of the property, past, present and pending litigation concerning Homeowner Association, its management, collection methods and condition of property. In addition, Trustee Corps, its Agents, Subagents, Employees, Officers, Principals, Stockholders and successors in interest, are not responsible for the computation or correctness of any and all amounts stated as being due by the Homeowner Association. The Homeowner Association and/or Management Company will not accept any money from the unit owner, during the foreclosure/collection procedure without first notifying Trustee Corps. The undersigned understands and acknowledges that Trustee Corps does charge for their services and they have been informed of the cost associated with the services requested.

Signature of authorized member of the association: _____

Please Print Name: _____ Title: _____

Address: _____

City _____ ST. _____ Zip: _____

Phone: _____ Fax: _____

Email: _____

Send to:



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Include a copy of the C,C & R's, Accounting history and this signed document.