



Account Monitoring Service

An automatic account monitoring service is available to contract sellers, mortgagees and other payees free of charge.

The terms for the account monitoring service are as follows:

(1) For a contract seller, mortgagee and/or payee, Weststar Loan Servicing shall monitor the account and one of several local real estate attorneys will prepare a demand letter in accordance with the written provisions of your real estate contract, mortgage and/or note. The letter will be sent on the day the late charge accrues or on the tenth day after a payment is due if no late charge applies, or you may provide written instructions to send demand letters on a date of your choosing. The letter will demand payment of past due payments together with the cost of preparing the letter. The cost of the demand letter is passed along to the contract purchaser. However, if you forfeit the purchaser(s) interest under the real estate contract, accelerate the debt, waive the demand or accept partial payment, you will be responsible for the attorney fee.

PLEASE BE ADVISED THAT THE ATTORNEYS REPRESENT YOUR INTERESTS AND ARE PREPARING THE DEMAND LETTERS ON YOUR BEHALF.

(2) This authorization and instruction is for the purpose of monitoring and issuing demand letters only. Weststar Loan Servicing or any attorney is not required to record any deeds or the Affidavit of Default, or take any other actions to terminate the purchaser(s) interest in the subject property, or in the contract, or foreclose any lien. Legal advice is not given by Weststar. Any legal questions should be directed to an attorney.

YOUR SIGNATURE BELOW IS EXCLUSIVE AUTHORIZATION AND WILL REMAIN IN EFFECT UNTIL REVOKED BY YOU IN WRITING.

AUTHORIZATION:

Weststar Account#:	TIN/SSN (if not already on file):
Name:	Date:
Phone:	Email:

Signature

Date

Please return this form via fax or mail:

PO BOX 25400, Albuquerque NM 87125
Fax 1.505.889.0280
Toll Free 1.800.640.0635
www.westloan.com