

Figure: 7 TAC §78.101(b)

**NOTICE OF WRAP-AROUND MORTGAGE FINANCING ENCUMBERED BY
SUPERIOR LIEN PURSUANT TO TEXAS FINANCE CODE SECTION 159.101 AND
TEXAS PROPERTY CODE SECTION 5.016**

WARNING: ONE OR MORE RECORDED LIENS HAVE BEEN FILED THAT MAKE A CLAIM AGAINST THE PROPERTY REFERENCED BELOW AND WILL BE IN A SUPERIOR POSITION TO ANY LIEN CREATED BY THE FINANCING YOU ARE SEEKING. THIS NOTICE CONTAINS INFORMATION CONCERNING WHETHER OR NOT THE SUPERIOR LIENHOLDER(S) HAVE CONSENTED TO THE PROPERTY BEING TRANSFERRED TO YOU. IF A SUPERIOR LIEN HAS NOT BEEN RELEASED AND THE PROPERTY IS CONVEYED WITHOUT THE CONSENT OF THE SUPERIOR LIENHOLDER, IT IS POSSIBLE THE SUPERIOR LIENHOLDER COULD DEMAND FULL PAYMENT OF THE OUTSTANDING BALANCE SECURED BY THE SUPERIOR LIEN AND MAY AFFECT YOUR RIGHTS AS BUYER OF THE PROPERTY. YOU MAY WISH TO CONTACT EACH LIENHOLDER FOR FURTHER INFORMATION OR DISCUSS THIS MATTER WITH AN ATTORNEY.

IMPORTANT NOTICE REGARDING PROPERTY INSURANCE: ANY INSURANCE MAINTAINED BY A SELLER, LENDER, OR OTHER PERSON WHO IS NOT THE BUYER OF THE PROPERTY MAY NOT PROVIDE COVERAGE TO THE BUYER IF THE BUYER SUFFERS A LOSS OR INCURS LIABILITY IN CONNECTION WITH THE PROPERTY. TO ENSURE YOUR INTERESTS ARE PROTECTED, YOU SHOULD PURCHASE YOUR OWN PROPERTY INSURANCE POLICY TO INSURE THE PROPERTY. BEFORE PURCHASING THIS PROPERTY, YOU MAY WISH TO CONSULT WITH AN INSURANCE AGENT LICENSED BY THE TEXAS DEPARTMENT OF INSURANCE REGARDING THE INSURANCE COVERAGE OPTIONS AVAILABLE TO YOU AS BUYER OF THE PROPERTY.

PROPERTY INFORMATION:

| Physical Address | | |
|-------------------|--------|------|
| Street: | | |
| City: | State: | Zip: |
| Legal Description | | |
| | | |

NOTICE OF WRAP-AROUND MORTGAGE FINANCING

ISSUED BY:

| | | |
|---|----------|------|
| Lender | | |
| Legal Name: | | |
| Date of Issuance | | |
| Date: | | |
| Mailing Address | | |
| Street: | | |
| City: | State: | Zip: |
| Contact Information | | |
| Phone: | Fax: | |
| Email: | Website: | |
| Loan Originator (Company) License/Registration Information (if applicable) | | |
| Legal Name: | | |
| NMLS ID: | | |

LIENHOLDER(S) AND LIEN INFORMATION (list by order of the date the lien was perfected, from oldest to newest; attach additional sheets as necessary):

| | | |
|---|-------------------|------|
| <u>Lien 1:</u> | | |
| Lienholder | | |
| Legal Name: | | |
| Mailing Address | | |
| Street: | | |
| City: | State: | Zip: |
| Contact Information | | |
| Phone: | Fax: | |
| Email: | Website: | |
| Lien Information | | |
| Account/Reference No.: | | |
| Principal Balance: | Payoff Figure: | |
| Payment Frequency: | Payment Amount: | |
| Interest Rate: | Date of Maturity: | |
| Other Terms or Conditions: | | |
| Consent | | |
| Has the Lienholder Consented to the Transfer? | YES | NO |

NOTICE OF WRAP-AROUND MORTGAGE FINANCING

| | | |
|---|-------------------|------|
| <u>Lien 2:</u> | | |
| Lienholder | | |
| Legal Name: | | |
| Mailing Address | | |
| Street: | | |
| City: | State: | Zip: |
| Contact Information | | |
| Phone: | Fax: | |
| Email: | Website: | |
| Lien Information | | |
| Account/Reference No.: | | |
| Principal Balance: | Payoff Figure: | |
| Payment Frequency: | Payment Amount: | |
| Interest Rate: | Date of Maturity: | |
| Other Terms or Conditions: | | |
| Consent | | |
| Has the Lienholder Consented to the Transfer? | YES | NO |

INSURANCE INFORMATION (attach additional sheets as necessary):

| | | |
|----------------------------|----------|------|
| <u>Policy 1:</u> | | |
| Insurer | | |
| Legal Name: | | |
| Mailing Address | | |
| Street: | | |
| City: | State: | Zip: |
| Contact Information | | |
| Phone: | Fax: | |
| Email: | Website: | |
| Policy Information | | |
| Account/Reference No.: | | |
| Insured Amount: | | |
| Insured Property: | | |
| Insured Party: | | |

NOTICE OF WRAP-AROUND MORTGAGE FINANCING

| | | |
|----------------------------|----------|------|
| Policy 2: | | |
| Insurer | | |
| Legal Name: | | |
| Mailing Address | | |
| Street: | | |
| City: | State: | Zip: |
| Contact Information | | |
| Phone: | Fax: | |
| Email: | Website: | |
| Policy Information | | |
| Account/Reference No.: | | |
| Insured Amount: | | |
| Insured Property: | | |
| Insured Party: | | |

PROPERTY TAX INFORMATION:

| | |
|---|-----------|
| Property Taxes Due on the Property | |
| Amount: | |
| Annual Property Tax Estimate | |
| Amount: | Tax Year: |

ACKNOWLEDGMENT BY BUYER(S):

Signature

Date

Printed Name

Signature

Date

Printed Name