

In conjunction with the interest rate change, your Principal and Interest payment will also be adjusted as specified by your Note. Your Principal and Interest payment will be \$ 459.97 effective with your 03-01-13 payment. Your new total payment, including your monthly escrow deposit, will be \$530.55. Your new Principal and Interest amount was based on a projected principal balance of \$47,209.37.

These changes will be reflected on your Monthly Statement when the 03-01-13 payment is due. If you have any questions regarding this change, please Contact our Customer Service Department, toll-free, at 1-800-555-5555.

Sincerely,  
[Mortgage Company]

**B.5 SAMPLE ANNUAL ESCROW ACCOUNT STATEMENT**

[Bank Name]  
Customer Service:  
Toll free 1.800.555.5555 Se habla espanol  
TDD Dial 7-1-1 for relay assistance

Annual Escrow  
Account Statement  
Statement Date: November 08, 2012  
Review Period: January 2012 to December 2012  
Your Loan Number:

**What Is an Escrow Account?**

A portion of each of your monthly home loan payments goes into an escrow account. This money is used to pay items such as your property taxes and insurance premiums when they are due.

In accordance with federal guidelines, we review your Escrow Account at least one time each year to ensure that we are collecting enough money to make all required payments. This document is a review of your Escrow Account activity since your last analysis

Monthly Home Loan Payment				
	Current	New Payment (effective 01/01/13) if you select Option A below	New Payment (effective 01/01/13) if you select Option B below	
Principal & Interest	1,337.13	1,337.13	1,337.13	
Escrow Account Deposit	247.86	324.45*	324.45*	
Plus: Account Balancer/ Shortage	0.00	0.00	146.79**	
<b>Total Payment Amount</b>	<b>1,584.99</b>	<b>1,661.58</b>	<b>1,808.37</b>	

**Your new total payment** includes an updated monthly escrow deposit, based on projected amounts to be paid from your Escrow Account, of \$324.45\* and, if applicable, an amount needed to repay the escrow shortage of \$146.79\*\*.

**Please review** the detailed information provided on the back of this page.

Here are your shortage repayment options. You may select one of the following options:

**Option A: Pay Entire Shortage Now\*** Pay the entire \$1,761.47 escrow account shortage using the Escrow Account Balancer Payment Coupon below for a new total payment of \$1,661.58. **See chart above.**

\*Pay a portion of your shortage—every \$12 paid reduces your total payment by \$1.

**\*NOTE: The new payment amount will be effective the month after the shortage amount is received. Any remaining increase in the escrow payment is to cover the projected increase in your bills for the upcoming years.**

**Option B: Pay Shortage Over 12 Months**

Pay the \$1,761.47 escrow account shortage in 12 Account Balancer payments of \$146.79 each. To choose this option, no action is required. The 12 payments will be automatically added to your home loan payment for January 2013 through December 2013.

If you select this option, your new monthly home loan payment (effective 01/01/13) will be \$1,808.37. See chart above.

**ANTICIPATED ESCROW ACCOUNT PAYMENTS**

This section reflects the escrow activity that is expected to occur in the next 12 months. The \*Total Tax and Insurance Monthly Payment Amount\* at the bottom of this chart is your new monthly escrow deposit, as listed on Page 1 of this statement.

TAX		
Item	Annual Expense	Anticipated Date(s) of Payment
COUNTY TAX	\$ 2,909.37	DECEMBER 13
INSURANCE		
Item	Annual Expense	Anticipated Date(s) of Payment
FIRE/ HOMEOWN	\$ 984.00	MARCH 13
<b>TOTAL TAX AND INSURANCE MONTHLY PAYMENT AMOUNT = \$ 324.45</b>		

**Balancing Your Escrow Account**

The front of this statement shows that you have an Escrow Account Shortage of \$1,761.47. How was this determined?

Your previous year’s activity is used to estimate the deposit and disbursement activity in your Escrow Account and project your lowest account balance for the year ahead. Your projected lowest account balance is compared to your minimum required balance as shown in the Escrow Account Balancer below these paragraphs. This determines the amount required to bring your Escrow Account into balance.

Since taxes and insurance premiums often go up, we require that you maintain a *minimum required balance* in your account at all times to prevent a negative balance in your account.

As shown in the information in the box and graph below, you will reach your lowest account balance of -\$1,112.57 in March 13. This is subtracted from your *minimum required balance* of \$648.90 resulting in an Escrow Account Shortage of \$1,761.47.

In order to pay your Escrow Account Shortage and bring your account into balance, you may pay the \$1,761.47 shortage in full (Option A on front) or pay the shortage over 12 months (Option B on front). It’s your choice.

**Escrow Account Balancer**

<b>Minimum Required Balance</b>	\$648.90
<b>Less: Lowest Account Balance (Mar 13)</b>	-\$1,112.57
<b>Annual Account Balancer/Shortage</b>	\$1,765.47
<b>Monthly Account Balancer/Shortage</b>	146.79

**Projected Escrow Account Balance**

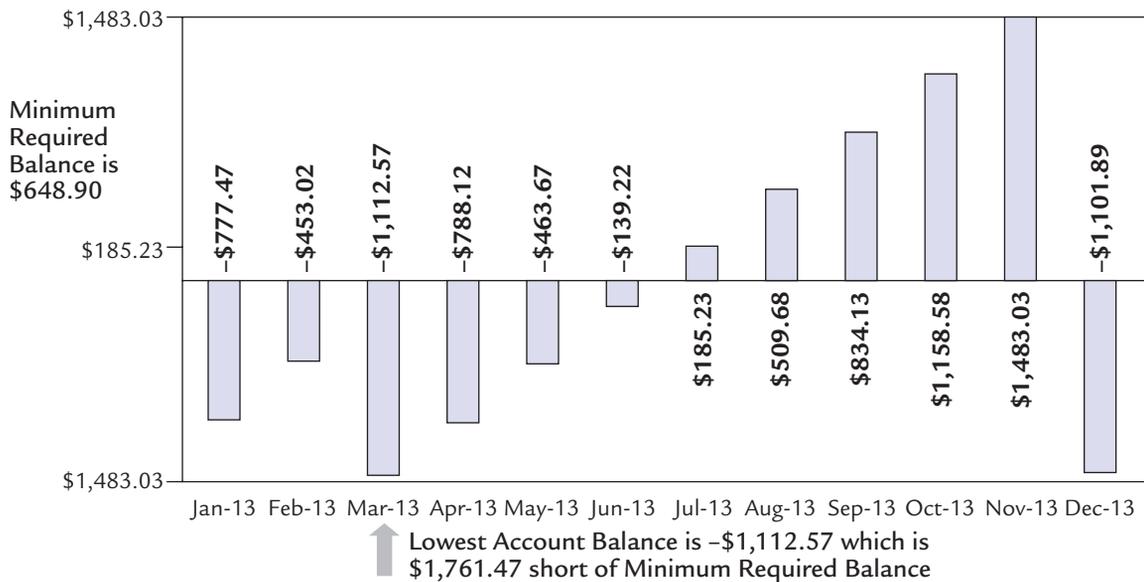
The graph below shows your projected Escrow Account Balance for the next 12 months with your new monthly Escrow Account Deposit of \$324.45 and the “Anticipated Escrow Account Payments” chart shown on the next page. Your projected beginning escrow balance of -\$1,101.92 is based on anticipated deposits and disbursements. (See chart on page 325.)

**Escrow Account History for the Prior Payment Period**

The following is a comparison of the anticipated and actual Escrow Account activity for the previous payment period. Anticipated amounts are taken from your last analysis. Your most recent monthly payment during the past year was \$1,584.99, of which \$1,337.13 was for principal and interest and \$247.86 went into your Escrow Account.

At the time of your last analysis, your anticipated lowest balance was \$495.72. In reviewing your account activity, your actual low escrow balance was -\$1,101.92.

**NOTE:** An asterisk (\*) in the chart on page 325 indicates a difference between what actually occurred and what was anticipated. This difference may be due to a change in Escrow items such as an increase in your insurance premium or a change in the due date of your property tax. Insurance and Tax payments may be disbursed before their due dates to allow for more mail and posting time at the insurance company or tax office. An “E” in the chart below indicates expected activity. (See chart on page 327.)



Month	Deposits to Escrow (credits to Escrow)		Payments from Escrow (debits from Escrow)			Escrow Balance	
	Anticipated	Actual	Anticipated	Actual	Description	Projected	Actual
Jan 12	247.86	247.86				611.14	-182.87
Feb 12	247.86	247.86				859.00	64.99
Mar 12	247.86	247.86	859.00	984.00*	FIRE/HOMEOWN	1,106.86	312.85
Apr 12	247.86	247.86				495.72	423.29
May 12	247.86	247.86				743.58	-175.43
Jun 12	247.86	247.86				991.44	72.43
Jul 12	247.86	247.86				1,239.30	320.29
Aug 12	247.86	247.86				1,487.16	568.15
Sep 12	247.86	247.86				1,735.02	816.01
Oct 12	247.86	247.86				1,982.88	1,063.87
Nov 12	247.86	247.86				2,230.74	1,311.73
Dec 12	247.86	247.86E	2,115.36	2,909.37	COUNTY TAX	2,478.60	1,559.59
<b>Total</b>	<b>2,974.32</b>	<b>2,974.32</b>	<b>2,974.36</b>	<b>3,893.37</b>			

**B.6 SAMPLE NOTICE AS TO CHANGE OF SERVICE**

January 1, 2013  
 Patrick Consumer  
 33 West Main St.  
 Kansas City, MO 64111

Re: Option One Loan Number 6066654  
 Investor Loan Number WDO5945LEK

Dear Mr. Consumer:

Effective June 1, 2013 the servicing of your mortgage will be transferred to OLYMPUS SERVICING L.P. Beginning June 1, 2013 please make future payments related to the above referenced loan to OLYMPUS SERVICING L.P. You will receive a statement from OLYMPUS SERVICING L.P. However, if the statement does not reach you prior to making your next payment, please send your payment along with OPTION ONE coupon to:

PAYMENTS	CORRESPONDENCE
OLYMPUS SERVICING L.P.	OLYMPUS SERVICING L.P.
P.O. Box 660720	9600 Great Hills Trail, 200W
Dallas, TX 75266-0720	Austin, TX 78759

Thereafter, payments should be directed to the payment address on your billing statement.

On June 1, 2013 Option One Mortgage Corporation will cease to accept payments related to this loan. If your mortgage payment is being drafted, you should notify your bank of the transfer. The new servicer will inform you of their method of accepting payments.

Any payments received by OPTION ONE MORTGAGE CORPORATION after the transfer will be forwarded to the new servicer. On June 1, 2013 OLYMPUS SERVICING L.P. will begin accepting your payments.

On or after June 1, 2013 you may contact OLYMPUS SERVICING L.P. Customer Service Department at (800) 671-0252, if you have any questions concerning your account. Their hours are 8:00 a.m. to 8:00 p.m. Monday through Friday, and 8:00 a.m. to 2:00 p.m. on Saturdays (CST).

Prior to June 1, 2013 you may contact the OPTION ONE MORTGAGE CORPORATION, Customer Service Department at (800) 648-9605, if you have any questions concerning your account. Our hours are 7:30 a.m. to 6:00 p.m. Monday through Thursday, and Friday 7:00 a.m. to 5:00 p.m. (PST).

At year-end, OPTION ONE MORTGAGE CORPORATION will send you a statement reflecting your account activity for the portion of the year we serviced your loan. Your new servicer will send a statement for the portion of the year they serviced your loan. You will need to consolidate both statements to obtain the totals you paid for interest and taxes.

It has been a pleasure working with you and we sincerely appreciate the opportunity to have been of service to you.

CUSTOMER SERVICE DEPARTMENT  
 OPTION ONE MORTGAGE CORPORATION