

Date: _____ Owner: _____

Address: _____

Prepared By : _____

TIMING

Approximate time left before Foreclosure or Pre-Foreclosure or desired length of sale:

_____ Foreclosure length in state (convert to days)
 _____ - Payments missed (convert to days)
 _____ + Payments left (convert to days)
 _____ Approximate time remaining (in days)

OR

_____ Desired length of sale (in days)

Days on Market (from CMA) _____ days

CURRENT MARKET VALUE

Fair Market Value (according to detailed CMA or area summary) \$ _____

REPAIR

Approximate Repairs or Cosmetics Needed \$ _____

MORTGAGE BALANCES

What is Owed on the Property \$ _____

PRICING STRATEGIES

Fair Market Value	\$	_____
Less Repairs	\$	_____
Subtotal	\$	_____
Adjustment for Days on Market	\$	_____
Initial Listing Price	\$	_____
Less Approximate Closing Costs	\$	_____
Net Sales Price	\$	_____
Mortgage Balance(s)	\$	_____
Difference	\$	_____