ADDENDUM FOR SERVICING SUBJECT TO TRANSACTIONS

This Addendum pertains to the entrance of a Loan Servicing Agreement for the purpose of servicing a Subject To Transaction. The parties to this Agreement are S2 Professional LLC (Servicer), and

_____ (Client).

CLIENT DUITIES & RESPONSIBILITIES

1. The Client shall ensure all payment obligations are paid to the appropriate mortgagees and applicable lienholders payments on a timely basis throughout the lifecycle of this Agreement. Should the Client become more than 30 days delinquent on the payment of any obligation identified in the contractual documents and/or Deed of Trust executed at closing, the Client agrees to directly notify the named borrower on the loan/lien in writing and proceed to work out a resolution in good faith.

Client Initials:_____ **Client Initials:**_____

2. The Client agrees to pay all outstanding payments, charges, fees, and reinstatement amounts to bring all loans and liens current at closing, and prior to the onboarding of a loan/lien for servicing.

Client Initials:_____ **Client Initials:**_____

3. The Client agrees to place and maintain appropriate insurance coverage on the property during the lifecycle of this Agreement. The primary insured listed on the insurance policy must match the name of the grantee/purchaser listed on the deed executed at closing. The underlying lender must be listed as the 1st Mortgagee according to their applicable mortgagee clause. The previous owner/named borrower on the existing mortgage must be listed as an additional insured. All previous insurance policies listing the previous owner/seller as primary insured must be cancelled. Two concurrent insurance policies offering the same coverage shall not be in effect and in place for the same property.

Client Initials:_____ **Client Initials:**_____

4. The Client agrees to immediately supply any communication received from the lienholder to the Servicer. This includes any documentation or information pertaining to changes to the mortgage payment caused by an escrow analysis, transferring of the mortgage loan to a new servicer, acceleration notices, foreclosure notices, requests for insurance, etc.

Client Initials:_____ **Client Initials:**_____

5. The Client agrees to indemnify and hold Servicer harmless from any and all liability, damages, losses, fees, and expenses pertaining to the servicing of this Subject To Transaction from any previous, current, or future interested party, to include the Client, previous borrowers, and lienholders.

Client Initials:_____ **Client Initials:**_____

Client Printed Name:_____

Client Signature:_____

Date of Signature:_____