



CONTINGENCY FEE AGREEMENT FOR SERVICES & DISCLOSURE

{Please review with your attorney, prior to signing}

Name of Mortgagor / Purchaser: _____

Subject Property Address: _____

Name of Seller: _____

Current Lender Name: _____ Loan # _____

Phone # _____

New Lender Name: _____ Loan # _____

Phone # _____

Property Type: One Family Four Family
 Two Family Mixed Use
 Three Family Commercial

The above referenced parties hereby engage N.Y. Assignments to use its best efforts to arrange for an assignment of mortgage from the existing lender to the new lender; for the subject property listed above.

The purpose of this assignment shall be if possible to reduce the transfer tax due in the case of a purchase transaction, by taking advantage of the continuing lien deduction, and to reduce the total mortgage tax due.

The parties understand and agree that N.Y. Assignment can't give legal advice or tax advice. The parties acknowledge they have neither received nor relied on any such advice from N.Y. Assignments. The parties are advised that any legal or tax questions should be directed to the parties' attorney or accountant.

The above referenced parties hereby authorizes N.Y. Assignments to contact on behalf of the parties both the new and existing lenders, the parties attorneys or any other required party for purposes of advancing the purpose of this agreement.

Please be advised neither the existing or the new lender is required by law to cooperate with carrying out the purpose of this contract. If either lender declines to cooperate or if the existing lenders documents are unacceptable to the new lender the purpose of this agreement will not be obtainable. Please be further advised that either lender may charge a non-refundable fee for its assistance in the process and the title co may charge a fee to record additional documents at closing. In the event that the purpose of this contract is not obtainable, N.Y. Assignments will not charge any fee. N.Y. Assignments is only paid a % of what the parties save.

*At the closing of the loan, the compensation structure to N.Y. Assignments shall be as follows:

Unpaid Principal of Mtg Fee Due to N.Y. Assignments Up to \$750,000.00 33% of total savings to parties \$750,001.00 to 2,000,000.00 25% of total savings to parties \$2,000,001.00 and above 15% of total savings to parties

The above fees don't include any costs imposed by third parties, including but not limited to assignment fees, lender attorney fees, recording charges, etc. Those are additional costs.

Upon execution hereof the parties agree to sign the attached authorization to release information, and provide a copy of the last mortgage statement.

Purchaser will be billed at closing based on percentage of mortgage tax saved.

The parties hereby direct and authorize N.Y. Assignments to direct the new lender attorney to pay the fee directly from loan proceeds.

Agreed & Accepted:

Purchaser Seller