

BUYER'S ACKNOWLEDGMENT

In conjunction with the purchase by the undersigned Buyer of certain real estate located at 1680 Dawnview Street, North Port, Florida 34288, to be accomplished by a short sale negotiated by Loss Mitigation Advisors ("LMA"), the Buyer acknowledges as follows:

1. LMA's Involvement. LMA is acting as a third party consultant and advisor, to assist with the short sale of the property by the Seller. LMA is not acting as a real estate broker in this transaction for any of the parties, and the Buyer acknowledges and agrees that he or she is not expecting to receive real estate brokerage services from LMA.

2. Negotiations. The Buyer agrees that in the performance of its duties, LMA is authorized to deal directly with the Buyer's proposed lender(s), CPA, investment advisors or any and all financial representatives in order to facilitate the short sale.

3. Contact with Buyer. The Buyer and the Buyer's broker acknowledge and agree that LMA and any of its officers or employees may contact the Buyer directly in this matter concerning the financial capacity of the buyer to close without going through the Buyer's broker, if any once the contract has been accepted by the Seller.

Date: _____, 2008

LOSS MITIGATION ADVISORS

By: _____
Brian Spaulding

SIGNATURES: _____, _____

BUYERS: _____, _____

ADDRESS: _____

PHONE: _____ EMAIL: _____

QUALIFYING BROKER'S SIGNATURE: _____

BROKERAGE FIRM: _____