Trust Land Mortgage Commitment to Approve letter

# United States Department of the Interior

Bureau of Indian Affairs

Region or Agency

Address

City, State, Zip Code

Name of Lender

Address

City, State and Zip Code

Dear Lender:

We have performed a review and analysis of your request for a trust land mortgage in the approximate amount of $ \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ for \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_.

The purpose of this letter is to provide a commitment to approve a mortgage to you for securing a loan in the approximate principal amount of $\_\_\_\_\_\_\_\_\_\_\_. The proposed loan conditions are for permanent financing with a fixed \_\_\_\_\_\_% interest rate of and a term of \_\_\_\_\_ years.

Please note the property upon which the mortgage will be held is in a trust status, and is not taxable.

Surface and Surface Rights only to the following tract of land: Allotment #\_\_\_\_\_\_\_\_\_\_\_:

 *(Enter Section/Township/Range, metes and bounds or aliquot parts legal description and acreage.*

Final approval of the mortgage is subject to our office receiving the following information and documents:

1. Original signed and dated mortgage document along with a certified copy of the promissory note. Ensure the starting date and ending date for the mortgage payments is stated within the language of the mortgage instrument.
2. Copies of all signed and finalized loan documents, including applicable environmental documents and promissory notes.
3. Original disclosure information sheet to be initialed by the borrower(s), which is enclosed.
4. Submit all Releases and Satisfactions for any previous mortgages noted in the Title Status Report for recordation in the Land Titles and Records Office (LTRO).
5. Ensure the legal description referenced in the mortgage instrument is consistent with the certified Title Status Report.

In the event of delinquency, default, or any change to this mortgage, notify this office in writing.

Additionally, when this loan is paid in full, please forward the original or a certified copy of the lien release to this office to be recorded in our LTRO.

If you have any questions, please contact \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, at \_\_\_\_\_\_-\_\_\_\_\_\_ - \_\_\_\_\_\_\_\_\_\_\_\_.

Sincerely,

Regional Director

Enclosure

Cc: Borrower