<<debtor\_1>>

<<address>>

AND TO:

<<debtor\_2>>

<<address>>

Email: <<email>>

<<current\_date>>

|  |
| --- |
| *Your Reference:* |
| *Our Reference:* *Mrs B Seimenis/* **MAT <<matter\_number>>** |

**Dear SSS**

**LETTER OF DEMAND FIRST RAND MORTGAGE COMPANY (RF) PROPRIETARY LIMITED**

|  |  |
| --- | --- |
| **HOME LOAN AGREEMENT** | **<<account\_number>>** |
| **Current Instalment** | **R<<instalment\_amount>>** |
| **Arrears Amount** | **R****<<arrears\_amount>>** |
| **Current Balance** | **R<<balance\_amount>>** |
| **Property Description** | **<<property\_description>>** |

1. We act on behalf of First Mortgage Company (RF) Proprietary Limited (“our client”) .
2. We refer to the indemnity agreement executed in favour of our client when you concluded your home loan agreement with FirstRand Bank Limited (“FRB”) under the above home loan account number.
3. According to the agreement, you indemnified our client from any claims FRB made against it in terms of a guarantee that our client provided to FRB for the payment of your debt under the loan agreement.
4. We are instructed that you are currently in breach of the agreement and in arrears with your bond repayments to FRB in the aforesaid amount.
5. As a result of your breach of the loan agreement, our client is subject to a lawful claim by FRB for the full outstanding amount and you are liable to our client in terms of the written indemnity in the aforesaid amount.
6. It is therefore our instruction to demand from you, as were hereby do, that you immediately payment of the full outstanding amount.
7. Unless payment is made of the full amount outstanding as aforesaid our client may then proceed with legal action against you for the recovery thereof and will in such legal proceedings (and pursuant to the mortgage bond registered in favour of our client over your property) seek an order declaring your property specially executable
8. All payments must be made by way of deposit to the aforesaid bond account.
9. We urge you to act on this notice as a matter of urgency and to contact FRB on 087 730 1100 if you have any difficulties or queries regarding this account.
10. Take notice that you will be held liable for the cost of this letter of demand in the amount of R115,00 (VAT inclusive)

Yours faithfully,

**VAN HULSTEYNS**