

ROBERT E. WEISS
CRIS A KLINGERMAN
EDWARD A. TREDER
JAMES T. LEE

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FIRM RESUME

The Law Offices of Robert E. Weiss Incorporated is a professional corporation which was founded in 1973. The firm has received the highest rating available (AV) for legal ability and professional standards by the Martindale-Hubbel Legal Advisory Board.

The attorney members of the firm are:

ROBERT E. WEISS

Admitted to the California Bar in January of 1959, he founded the firm in 1973, and he has been representing mortgage banking clients for more than forty-six years. He is a former partner in the firm of Egly, Wiener & Weiss and in the firm of Wiener & Weiss. Very few people possess his experience and knowledge in our practice areas. He is a former adjunct professor of real property law and has testified as an expert witness in real property foreclosure disputes.

CRIS A KLINGERMAN

Admitted to the California Bar in November of 1978, he has practiced with the firm since 1978. He manages our foreclosure department and practices mortgage and foreclosure related civil litigation. He represents lenders, banks, real estate brokers, investors, homeowners' associations and property management companies both in transactional and litigation matters.

EDWARD A. TREDER

Admitted to the California Bar in December of 1984, he has practiced with the firm since 1982. He manages our bankruptcy department, represents lenders and trustees in mortgage and foreclosure related civil litigation and handles multi-family and commercial loan default matters, including foreclosures, bankruptcies, workouts and receiverships.

JAMES T. LEE

Admitted to the California Bar in December of 1983, he joined the firm in 1994 after practicing bankruptcy and civil litigation as a partner in the Santa Monica firms of Dubro & Lee and Lee & George. He handles bankruptcy, eviction, interpleader and civil litigation matters. He also represents homeowners' associations and property management companies in debt collection and judicial foreclosure proceedings.

FIRM RESUME

A representative list of current and/or former clients includes:

- Federal National Mortgage Association
 - * *Designated foreclosure trustee in California and Nevada*
- Bank of America, N.A.
- Bank United
- Capstead, Inc.
- Chase Manhattan Mortgage Corporation
- Citicorp Mortgage, Inc.
- CTX Mortgage Company
- Countrywide Home Loans, Inc.
- EMC Mortgage Corporation
- Executive Trustee Services, Inc.
- First Horizon Home Loan Corporation
- First American Title Insurance Company
- First Mortgage Corporation
- Flagstar Bank, F.S.B.
- Fleet Mortgage Corporation
- GMAC Mortgage Corporation
- HomeComings Financial Network, Inc.
- IndyMac Bancorp, Inc.
- Lomas Mortgage USA, Inc.
- LoanStar Mortgagee Services, LLC.
- Merrill Lynch Credit Corporation
- PHH Mortgage Corporation
- Residential Funding Corporation
- Wells Fargo Home Mortgage
- Washington Mutual Bank, F.A.

The firm's practice is devoted primarily to the representation of mortgage lenders and trustees in foreclosure, bankruptcy, receivership, asset forfeiture, litigation and unlawful detainer matters throughout California. The firm also provides non-judicial foreclosure services throughout Nevada.

The firm is designated as a HUD foreclosure commissioner and has experience in handling statutory foreclosures under the United States Code. The firm also represents mortgage lenders and trustees in various types of civil litigation at both the trial and appellate levels in state and federal courts throughout California. The attorney members of the firm are affiliated with various bar associations and industry organizations, including the State Bar of California, the Real Property and Business Subsections of the State Bar of California, the Los Angeles County Bar Association, the Mortgage Bankers Association, the United Trustee's Association, the California Bankruptcy Forum, the California Receivers' Forum, the Community Association Institute and the Real Estate Research Council of Southern California.

The firm and its predecessors have handled more than 75,000 non-judicial foreclosures. As a law firm and not simply an "ordinary" foreclosure service, we have the unique ability to manage a prompt and smooth transition from foreclosure to bankruptcy to eviction without costly delays. Often, client risk areas are identified, minimized or corrected before litigation occurs. An experienced attorney is always available for telephone conferences without charge to respond to your questions whether or not they pertain to a matter we are handling.

The firm employs a support staff that includes legal secretaries, foreclosure processors, bankruptcy analysts and clerical workers who work together as a team. Through the effective use of technology, the firm is able to communicate and share information electronically with clients, title companies and vendors.

Fees for institutionally held, insured or guaranteed single family foreclosure, bankruptcy and unlawful detainer matters are determined in accordance with currently published fee schedules issued by Fannie Mae, Freddie Mac, FHA and/or VA. Fees for multi-family and commercial loan default matters, including foreclosure, bankruptcy, loan modifications, workouts and receiverships, are determined by agreement. Fees for state or federal court litigation at the trial or appellate court levels are determined according to the firm's usual hourly billing rates.