

The Foreclosure Process in California

-Approximate Minimum Timeframe-

FORECLOSURE TIMELINE

Approximate minimum timeframe for the foreclosure process.

Day 1: **Notice of Default** recorded.

Day 14: **Notice of Default** must be mailed to borrower 10 days after recordation.



Day 91: **Notice of Trustee's Sale** recorded, published, and mailed
(lenders usually file 31 days before the sale because of an IRS notice requirement).

Day 115: **Deadline to cure default** (Five business days before trustee's sale).

Day 122: **Trustee's Sale**
(Deadline to pay off loan is any time before the trustee's sale begins.)

Senate bill 1137 passed in July now requires lenders to file a 30-Day Notice of Intent to file a Notice of Default*
*owner-occ. residential properties sold between Jan 1, 2003 & Dec 31, 2007