

SELLER'S ESTIMATED CHARGES

Estimated Costs	Conventional	VA	FHA	Assumption	Cash
Amortization Schedule	-	\$20	-	-	-
Attorney's Fee	\$175+	\$175+	\$175+	\$175+	\$175+
Commission (Per Contract)	\$ _____	\$ _____	\$ _____	\$ _____	\$ _____
Discount Points (Negotiable)	\$ _____	All	\$ _____	\$ _____	\$ _____
Escrow Fee	\$215	\$215	\$215	\$215	\$150
Interest (Prorated)	-	-	-	\$ _____	\$ _____
Messenger fee	\$50	\$50	\$50	\$50	\$50
Owner's Title Policy (Per Rate Schedule)	\$ _____	\$ _____	\$ _____	\$ _____	\$ _____
Recording Fee (Per Contract)	\$40+	\$40+	\$40+	\$ _____	\$40+
Repairs (Per Contract)	\$ _____	\$ _____	\$ _____	\$ _____	\$ _____
Restrictions	-	-	-	-	-
Service Warranty	\$380+	\$380+	\$380+	\$380+	\$380+
Taxes (Prorated)	\$ _____	\$ _____	\$ _____	\$ _____	\$ _____
Tax Certificates	\$43.30	\$43.30	\$43.30	\$43.30	\$43.30
Tax Service Fee	-	\$100+	\$100+	\$100+	\$100+
Termite Inspection	-	\$75+	-	-	-
Underwriting Fee	-	\$350+	-	-	-
Warehouse Fee (Per Lender)	-	\$ _____	\$ _____	-	-
Processing Fee	-	\$500+	-	-	-
Wire Transfer Fee	-	\$35+	-	-	-
Subdivision Info. (If Applicable)	\$ _____	\$ _____	\$ _____	\$ _____	\$ _____
Policy Guarantee	\$5	\$5	\$5	\$5	\$5
_____	\$ _____	\$ _____	\$ _____	\$ _____	\$ _____
_____	\$ _____	\$ _____	\$ _____	\$ _____	\$ _____
Total Estimated Costs	\$ _____	\$ _____	\$ _____	\$ _____	\$ _____

Closing Costs	
Title Policy	\$ _____
Brokerage Fee ____%	\$ _____
Closing Fees	\$ _____
Legal Fees	\$ _____
Tax Certificate	\$ _____
Release-Recording	\$ _____
Discount Points ____	\$ _____
Lender Fees	\$ _____
Repairs	\$ _____
Home Warranty	\$ _____
Messenger	\$ _____
Subdivision Info. (If Applicable)	\$ _____
Policy Guarantee	\$ _____
_____	\$ _____
_____	\$ _____
<i>Estimated Total Closing Costs (A)</i>	<i>\$ _____</i>
Taxes / Loan Payoff	
Taxes (thru closing)	\$ _____
Pay Off Loans	\$ _____
(including interest thru payoff date)	
<i>Total Taxes / Payoff (B)</i>	<i>\$ _____</i>
Recap	
Sales Price	\$ _____
Closing Cost (A)	-\$ _____
Total Taxes / Payoff (B)	-\$ _____
<i>Estimated Proceeds to Seller</i>	<i>=\$ _____</i>

Notes

Prepared by: _____

Seller's Initials to acknowledge receipt: _____, _____

The above estimated charges are based on transactions involving properties in the Greater **Austin** area. However, these fees may not be representative of charges that could be incurred for transactions in connection with properties outside of the Greater **Austin** area.

Note: Seller may be required to pay some costs directly to the service providers before closing. Prorations are calculated through the closing date. Interest is prorated only in assumption transactions.

www.IndependenceTitle.com

