

ESTIMATED COSTS OF SALE

Property Address: _____ Date: _____

Assumed Closing Date: _____ First Weber Sales Associate: _____

Sale Price (Estimated)\$ _____

LOAN/LIEN PAYOFFS

- First Mortgage (Principal Balance Plus Interest to Closing)
- Second Mortgage (Principal Balance Plus Interest to Closing)
- Home Equity Loan (Principal Balance Plus Interest to Closing)
- Other Liens (Judgments, Tax Liens)
- Prepayment Penalty (Approx. 3 months interest)
- Outstanding Real Estate Taxes
- Outstanding Assessments (To Municipality and/or Owners Assoc.)

COSTS OF SALE

- Recording Fee (\$30 per mortgage satisfaction).....
- Broker's Fee
- State Transfer Fee (\$3 per thousand).....
- Title Insurance.....
- Gap Coverage
- Special Assessment Letters Fee
- Deed and Document Preparation Fee
- Attorney's Fee
- Home Warranty
- Well/Septic Tests
- Miscellaneous

PRORATIONS/CREDITS

- Real Estate Taxes (Jan. 1st to Closing).....
- Water/Sewer Proration.....
- Repair Credit
- Closing Cost/Points Credit
- Security Deposits - Transfer to Buyer
- Rent (From Date of Closing to Month End).....

TOTAL REDUCTIONS - \$ _____ (rounded)

RECOUP OF ESCROW FUNDS FROM LENDER + \$ _____

TOTAL ESTIMATED SALE PROCEEDS \$ _____ (rounded)

Comments: _____

This worksheet contains only ESTIMATES of some of the more common costs. Categories and amounts may vary by situation. There may be additional costs not reflected here. Seller should verify all figures. Actual figures may not be known until the final settlement is completed by a title company. This worksheet does not address Federal or State tax consequences.