

**A. Settlement Statement**

U.S. Department of Housing and Urban Development

OMB No. 2502-0265

**B. Type of Loan**

1. <input type="checkbox"/> FHA	2. <input type="checkbox"/> FmHA	3. <input type="checkbox"/> Conv. Unins.	6. File Number	7. Loan Number	8. Mortgage Insurance Case Number
4. <input type="checkbox"/> VA	5. <input type="checkbox"/> Conv. Ins.	<b>PRELIMINARY</b>			

**C. Note:** This form is furnished to give you a statement of actual settlement costs. Amounts paid to and by the settlement agent are shown. Items marked "(p.o.c)" were paid outside the closing; they are shown here for informational purposes and are not included in the totals.

D. Name & Address of Borrower:		E. Name & Address of Seller:		F. Name & Address of Lender	
G. Property Location:		H. Settlement Agent:			
		Place of Settlement:		I. Settlement Date:	

J SUMMARY OF BORROWER'S TRANSACTION				K SUMMARY OF SELLER'S TRANSACTION			
<b>100 GROSS AMOUNT DUE FROM BORROWER</b>				<b>400 GROSS AMOUNT DUE TO SELLER</b>			
101	Contracted sales price	\$	700,000.00	401	Contracted sales price	\$	700,000.00
102	Personal Property			402	Personal Property	\$	-
103	Settlement Charges to Borrower (line 1400)		\$0.00	403		\$	-
104				404			
105				405			
<b>ADJUSTMENTS FOR ITEMS PAID BY SELLER IN ADVANCE</b>				<b>ADJUSTMENTS FOR ITEMS PAID BY SELLER IN ADVANCE</b>			
106	City/Town Taxes	to	\$ -	406	City/Town Taxes	to	
107	County Taxes	to	\$ -	407	County Taxes	to	
108	School Taxes	to	\$ -	408	School Taxes	to	
109	Assessments	to	\$ -	409	Assessments	to	
110				410			
111				411			
112	Buyer Closing Cost Credit to Seller			412		\$	-
120	GROSS AMOUNT DUE FROM BORROWER	\$	700,000.00	420	GROSS AMOUNT DUE TO SELLER	\$	700,000.00
<b>200 AMOUNTS PAID BY OR IN BEHALF OF BORROWER</b>				<b>500 REDUCTIONS IN AMOUNT DUE TO SELLER</b>			
201	Deposit or earnest money	\$	1,000.00	501	Excess Deposit		
202	Principal amount of new loan(s)			502	Settlement charges to seller (line 1400)		\$4,507.00
203	Existing loan(s) taken sub to			503	Existing Loan(s) taken subject to		
204				504	Payoff of first mortgage		\$ 619,093.00
205				505	Payoff of second mortgage	\$	5,000.00
206				506	S.A.P.T. Tax (for non-Hawaiian) @ 10% of transfer value	\$	70,000.00
207				507	Conveyance Tax at 0.02% (Hawaii)	\$	1,400.00
208				508	State Excise Tax		
209				509	County Transfer Tax		
<b>ADJUSTMENTS FOR ITEMS UNPAID BY SELLER</b>				<b>ADJUSTMENTS FOR ITEMS UNPAID BY SELLER</b>			
210	City/Town Taxes	to		510	City/Town Taxes	to	
211	County Taxes	to		511	County Taxes	to	
212	Assessments	to		512	Assessments	to	
213				513			
214				514			
215				515			
216				516			
217				517			
218				518			
219				519			
220	TOTAL PAID BY/ FOR BORROWER	\$	1,000.00	520	TOTAL REDUCTIONS IN AMOUNT DUE TO SELLER	\$	700,000.00
<b>300 CASH AT SETTLEMENT FROM/TO BORROWER</b>				<b>600 CASH AT SETTLEMENT TO/FROM SELLER</b>			
301	Gross Amount due from borrower (line 120)	\$	700,000.00	601	Gross Amount due to seller (line 420)	\$	700,000.00
302	Less amounts paid by/for borrower (line 220)	\$	1,000.00	602	Less reductions in amt due seller (line 520)	\$	700,000.00
303	Cash <input type="checkbox"/> From <input type="checkbox"/> To Borrower	\$	699,000.00	603	Cash <input checked="" type="checkbox"/> To <input type="checkbox"/> From Seller	\$	-

<b>A. Settlement Charges</b>							
						Paid From Borrower's Funds at Settlement	Paid From Seller's Funds at Settlement
700	TOTAL SALES/ BROKER'S COMMISSION						
	Based on Price	\$700,000.00	@	0%	=	\$0.00	
DIVISION OF COMMISSION (LINE 700) AS FOLLOWS:							
701	to						
702	to						
703	to						
704	to						
705	Commission paid at settlement					\$0.00	\$0.00
706	Transaction Fee						
<b>800 ITEMS PAYABLE IN CONNECTION WITH LOAN</b>							
801	Loan Origination Fee	0 %	to				
802	Loan Discount						
803	Appraisal Fee						
804	Credit report to						
805	Lender's inspection fee						
806	Mortgage insurance application fee to						
807	Assumption Fee						
808							
809							
810							
811							
<b>900 ITEMS REQUIRED BY LENDER TO BE PAID IN ADVANCE</b>							
901	Interest From	to	@	per day		\$0.00	
902	Mortgage insurance premium for months to:						
903	Hazard insurance premium for years to:						
904	Flood insurance premium for years to:						
905							
<b>1000 RESERVES DEPOSITED WITH LENDER</b>							
1001	Hazard insurance	0 months @	\$	1	/ month	\$0.00	
1002	Mortgage insurance	0 months @	\$	1	/ month	\$0.00	
1003	City property taxes	0 months @	\$	1	/ month	\$0.00	
1004	County property taxes	0 months @	\$	1	/ month	\$0.00	
1005	Township taxes	0 months @	\$	1	/ month	\$0.00	
1006	School taxes	0 months @	\$	1	/ month	\$0.00	
1007	Annual assessments	0 months @	\$	1	/ month	\$0.00	
1008	Flood insurance	0 months @	\$	1	/ month	\$0.00	
1009	Aggregate Accounting Escrow Adjustment						
<b>1100 TITLE CHARGES</b>							
1101	Settlement or closing fee	to					\$1,657.00
1102	Abstract or title search	to					\$53.00
1103	Title Examination						
1104	Title Insurance binder	to					\$2,225.00
1105	Document preparation	to					\$168.00
1106	Notary fees	to					\$30.00
1107	Attorney's fees						
1108	Title Insurance						
1109	Lender's coverage						\$100.00
1110	Owner's coverage						
1111	Wire/Courier Fee						\$50.00
1112							
1113							
<b>1200 GOVERNMENT RECORDING AND TRANSFER CHARGES</b>							
1201	Recording fees	50	Deed	\$62.00	Mortgage \$62.00	Releases \$	50.00
1202	City/ county tax / stamps						\$224.00
1203	State tax/ stamps						
1204	Recording fee						
1205	Reconveyance fee						
<b>1300 ADDITIONAL SETTLEMENT CHARGES</b>							
1301	Survey to						
1302	Pest inspection to						
1303							
1304							
1305							
1400	TOTAL SETTLEMENT CHARGES					\$0.00	\$4,507.00