

File No./Escrow No.:

Print Date & Time:

Wednesday 21st of September 2016 08:09:25 PM
US/Eastern

Officer/Escrow Officer:

Don Folino

Cleveland Home Title



Settlement Location:

Cleveland Home Title
2035 Crocker Rd Suite 104
Westlake, OH 44145
4407887100
info@clevelandhometitle.com

Property Address:

5810 Gilbert Avenue Parma OH United States

Buyer:

Seller:

Settlement Date: 11/07/2016

Disbursement Date: 11/7/2016

Additional dates per state requirements:

Seller		Description	Buyer	
Debit	Credit		Debit	Credit
		Financial		
	\$ 80,000.00	Sales Price of Property	\$ 80,000.00	
		Personal Property		
	\$ 100.00	Deposit Including Earnest Money	\$ 100.00	
		Loan Amount		
		Existing Loan(s) <i>Taken subject to</i>		
\$ 4,800.00		Seller Credit		\$ 4,800.00
		Excess Deposit		
		Prorations/Adjustments		
		City Property Tax from to		
\$ 2,155.00		County Property Tax from 01/01/2016 to 11/07/2016		\$ 2,155.00
		School Property Tax from to		
		Collections		
		HOA Dues <i>from (date) to (date)</i>		
		Seller Credit		

Other ChargesAppraisal Fee *to*Credit Report Fee *to*Flood Determination Fee *to*Flood Monitoring Fee *to*Tax Monitoring Fee *to*Tax Status Research Fee *to***TitleCharges & Escrow / Settlement Charges**

\$ 200.00	Closing Fee	\$ 200.00
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\$ 230.00	Owner's Title Insurance	\$ 230.00
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\$ 150.00	Title Exam	
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	Binder	\$ 75.00
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	Lender CPL	\$ 40.00
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\$ 30.00	Wire Fee	
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\$ 30.00	Courier	\$ 30.00
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\$ 50.00	Hold Signature	
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	Title Update	\$ 50.00
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	Special Tax Search	\$ 50.00
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\$ 45.00	Signing Fee/Notary	\$ 45.00
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	Digital Docs	\$ 50.00
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\$ 90.00	Deed Preparation	
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	Location Survey	\$ 150.00
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Commission

\$ 2,400.00	Real Estate Commission <i>to</i>	
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\$ 2,400.00	Real Estate Commission <i>to</i>	
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Additional Buyer Commission

Additional Seller Commission

Government Recording & Transfer Charges

	Recording (estimate)	\$ 28.00
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\$ 320.50	Conveyance Fees	
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Payoff(s)1st Payoff *to (lender)*2nd Payoff *to (lender)***Miscellaneous**Pest Inspection Fee *to*Survey Fee *to*

	Homeowner's Insurance Premium to		
	Home Inspection Fee to		
	Home Warranty Fee to		
	HOA Dues to		
	Transfer Fee to Management Co. to		
	Special Hazard Disclosure to		
\$ 200.00	[Utility] Payment to Water Hold		
	Assessments to		
	School Taxes to		
	City Taxes to		
\$ 11,233.58	County Taxes to <i>Delinquent Taxes</i>		
	Buyer Attorney Fee to		
	Seller Attorney Fee to		
	to:		

Seller		Description	Buyer	
Debit	Credit		Debit	Credit
\$ 24,334.08	\$ 80,100.00	Subtotals	\$ 81,048.00	\$ 6,955.00
		Due From Buyer/Borrower		\$ 74,093.00
\$ 55,765.92		Due To Seller		
\$ 80,100.00	\$ 80,100.00	Totals	\$ 81,048.00	\$ 81,048.00

Acknowledgment

We/I have carefully reviewed the ALTA Settlement Statement and find it to be a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction and further certify that I have received a copy of the ALTA Settlement Statement. We/I authorize Cleveland Home Title to cause the funds to be disbursed in accordance with this statement.

Buyer

Buyer

Seller

Seller

Escrow Officer

DISCLAIMER: Calculator is provided for illustrative purposes only. Cleveland Home Title makes no guarantee or other assurance concerning the accuracy or completeness of information produced by the calculator or the applicability of the data input to your particular situation. Calculator and the data and information produced by it are provided "AS IS" without representation or warranty from Cleveland Home Title of any kind. User assumes the risk that data and/or calculation errors may occur. To ensure that all figures and calculations are correct and relevant to your situation, we encourage you to contact a Cleveland Home Title escrow officer to discuss your specific title insurance needs and to verify all costs and fees prior to closing.