

Estimated Seller's Net Sheet

Closing Date: 08-21-2021

Estimate Date: 07-07-2021

Client Information

Client Name: Sally and John
 Property Address: 1234 Front Street
 City: Denver
 County of Property: Denver

Prepared By

Broker's Name: Mike Seller
 Company Name: Seller Group
 Phone Number: 999-999-9999

		Debit	Credit	Debit	Credit	Debit	Credit
Sales Price :			\$650,000.00		\$675,000.00		\$690,000.00
1st Loan Payoff Amount :		\$500,000.00		\$500,000.00		\$500,000.00	
2nd Loan Payoff Amount :		\$50,999.00		\$50,999.00		\$50,999.00	
Seller Paid Closing Costs / Concessions :		\$4,500.00		\$4,500.00		\$4,500.00	
Additional Payoffs :		\$3,000.00		\$3,000.00		\$3,000.00	
Title Insurance :		\$1,046.00		\$1,068.00		\$1,081.00	
Endorsements :		\$65.00		\$65.00		\$65.00	
Closing Fees :		\$250.00		\$250.00		\$250.00	
Ancillary Fees :		\$10.00		\$10.00		\$10.00	
Recording Fees :		\$0.00		\$0.00		\$0.00	
Attorney's Fees :		\$356.00		\$356.00		\$356.00	
Home Warranty :		\$500.00		\$500.00		\$500.00	
inspection :		\$375.00		\$375.00		\$375.00	
Buyer's Agent Commission :	2.8%	\$18,200.00		\$18,900.00		\$19,320.00	
Listing Agent Commission :	2.8%	\$18,200.00		\$18,900.00		\$19,320.00	
flat fee :		\$500.00		\$500.00		\$500.00	
Current Year Property Tax Proration :		\$3,594.42		\$3,594.42		\$3,594.42	
HOA Assessment :		\$400.00		\$400.00		\$400.00	
HOA Dues :		\$60.00		\$60.00		\$60.00	
HOA Status Letter :		\$75.00		\$75.00		\$75.00	
Water & Sewer :		\$350.00		\$350.00		\$350.00	
Sub Total		\$602,480.42		\$603,902.42		\$604,755.42	

Estimated Seller's Net

\$47,519.58

\$71,097.58

\$85,244.58

Information used to Calculate

Property Type:	Single Family
Number of Payoff(s):	
Licensed Real Estate Broker:	Yes
Previous Title Insurance Issued:	07-05-2019
Owner's Title Policy:	Seller
Owner's Extended Coverage:	Seller
Closing Service Fee:	Seller
Amount of Last Year's Property Taxes:	\$5,655.00
Prior Year Taxes Paid:	Yes

Disclaimer: The information provided in this Estimated Seller's Net Sheet reflects an estimate of the typical charges, which you are likely to incur in the settlement of your real estate transaction. The rates, fees, state & local recording/filing fees and governmental transfer taxes listed are estimated as of the date of the requested quote and based on the transactional information provided for the quote. Please note that rates, fees, state and local recording/filing fees and governmental transfer taxes are subject to change until an order for title insurance services has been placed with a selected title company. In addition, your transaction may not involve a charge for every item listed and may require additional coverages, endorsements and services currently unknown. If you have questions regarding this estimate, please consult your real estate professional and/or the title company listed herein.