

## Seller's ESTIMATED Costs

<b>RE Property:</b>	2201 Washington S	Huntingdon
<b>Settlement Date</b>	6/15/2013	
<b>Sales Price</b>	\$299,000	\$281,060
		Net
1. Agents Fee -- (5% of net sale price of \$281,060)	\$14,053	
2. Preparation of Deed	\$200	
3 Transfer Tax	\$2,990	1%
<b>4. Tax Adjustments(+/-) (Face Value)</b>		
a) School (runs 7/1/-6/30) Homestead not included	(\$93)	2013-14 if pd
b) County and Municipal ( runs 1/1-12/31)	\$938	if paid
c)		
5. Leinable Items (+/-) e.g. rd maint fees, condo fees		
a)		
b)		
Plumber winterizing.		
transfer of security deposits?		
clean up?		
7. Inspections/ certification / testing fees		
a)Septic Testing		
b) Agent septic setup fee		
c) Septic Tank Pumping/ excavating		
d) ReApplication fee.		
e) Radon Mitgation		
Attorney's fees	\$400	including lease
8. Survey		costs
Mortgage Payoff per estimated per seller		
9. Personal property credits		
10. Seller concession	\$17,940	6.0%
<b>Estimated Costs</b>	\$36,428	
Sale Price	\$299,000	
Less Estimated Costs	\$36,428	
<b>Estimated Proceeds</b>	\$262,572	

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The estimated proceeds do not take into account any mortgages , Liens, assessments or other obligations which may be against the property.

The above figures are approximated closing costs and will be adjusted as the date of final settlement, if necessary.

I/WE understand and have received a copy of these estimated closing costs.

**RAYSTOWN REALTY, INC**

DATE: \_\_\_\_\_ SELLER: \_\_\_\_\_

BY: Burgess Smith \_\_\_\_\_ SELLER: \_\_\_\_\_