

CROSS TIMBERS TITLE

166 SOUTH BELKNAP ST. SUITE 1, STEPHENVILLE, TX, 76401

(254) 968-3555 ♦ FAX: (254) 968-8855

SELLER'S ESTIMATED NET SHEET

Seller: _____

Address: _____

Anticipated Closing Date: _____

Estimated Annual Property Taxes: _____

Buyer's Anticipated Financing: _____

ESTIMATED COSTS

1st Lien Payoff	_____
2nd Lien Payoff	_____
Sales Commission ____%	_____
Attorney's Fees/Doc Prep	\$150.00
Prorations: for _____ days	
Taxes	_____
HOA	_____
Rent	_____
Title Policy (Owner's)	_____
GARC Fee	\$1.80
Escrow Fee	\$150.00
Tax Certificate	\$10.00
Courier Fee (\$10.00/use)	_____
Wiring Fee (\$20.00 p/o)	_____
Recording Fee	\$30.00
Home Warranty	_____
Seller Paid Closing Costs	_____
Survey	_____
Repairs	_____
HOA Resale Certificate	_____
HOA Transfer Fee	_____
Termite Treatment	_____
Option Fee	_____
_____	_____
_____	_____
_____	_____
Total Estimated Costs	_____

ESTIMATED PROCEEDS TO SELLER:

Sales Price	_____
Less Estimated Costs	(_____)
_____	(_____)
_____	(_____)
Estimated Net Proceeds	_____

*These figures are estimates only and are subject to change. Actual costs/proceeds may vary.

Prepared By: _____

Seller's Initial(s) to acknowledge receipt

Escrow Officer: Stephanie McKethan ∞ stephanie@crosstimerstitle.net

Escrow Officer: Kristin Aguilar ∞ kristin@crosstimerstitle.net