

## ESTIMATED NET CASH DUE SELLER

Based on information that is available to us at this time, the following figures show **APPROXIMATELY** what you should receive from the sale of your home. These figures are only an estimate and the REALTOR is in no way to be held responsible for errors or changes.

Property  
Address

, MI

	WORST	BEST	REALITY
Sales Price	\$ 335,000	\$ 365,000	\$ 350,000
Rebate on taxes and escrow account.			
Gross Cash Due Seller	\$ 335,000	\$ 365,000	\$ 350,000
<b>EXPENSES</b>			
Mortgage or L/C Balance (Per Seller)	\$263,000	\$263,000	\$263,000
Home Equity Loan	\$ 0	\$ 0	\$ 0
Title Insurance Policy	\$ 1,470	\$ 1,590	\$ 1,530
County Transfer Tax (\$.55/\$500)	\$ 369	\$ 402	\$ 385
Michigan Transfer Tax (.75%)	\$ 2,513	\$ 2,738	\$ 2,625
Mortgage Costs or Points			
Recording Discharge of Mortgage and or Death Certificate			
Misc. Bank & Recording Fees	\$ 300	\$ 300	\$ 300
Special Assessments			
Termite Inspection			
Water Bills or Escrow		\$ 0	\$ 0
City Certifications	\$ 0	\$ 0	\$ 0
Occupancy charges	will depend	will depend	will depend
Home Protection Plan	\$ 350	\$ 350	\$ 350
3% Buyer's Agent Fee	\$ 10,050	\$ 10,950	\$ 10,500
Discounted Marketing Fee	\$ 8,543	\$ 9,308	\$ 8,925
Total Expenses	\$ 286,594	\$ 288,637	\$ 287,615
<b>Estimated Net Cash Due Seller</b>	<b>\$ 48,407</b>	<b>\$ 76,364</b>	<b>\$ 62,385</b>

1/2/2012 Acknowledged by: