

A.		B. TYPE OF LOAN:			
U.S. DEPARTMENT OF HOUSING & URBAN DEVELOPMENT SETTLEMENT STATEMENT		1. <input type="checkbox"/> FHA    2. <input type="checkbox"/> FmHA    3. <input type="checkbox"/> XCONV. UNINS.    4. <input type="checkbox"/> VA    5. <input type="checkbox"/> CONV. INS.			
		6. FILE NUMBER: DFMO	7. LOAN NUMBER: XXXXXXXXXX		
		8. MORTGAGE INS CASE NUMBER:			
C. NOTE:    This form is furnished to give you a statement of actual settlement costs. Amounts paid to and by the settlement agent are shown. Items marked "(POC)" were paid outside the closing, they are shown here for informational purposes and are not included in the totals. 1.0    3/98    (DEMO. PFD/DEMO/10)					
D. NAME AND ADDRESS OF BORROWER:  Buyer Name Buyer Address		E. NAME AND ADDRESS OF SELLER:  Seller Name Seller Address	F. NAME AND ADDRESS OF LENDER:  Lender Name Lender Address		
G. PROPERTY LOCATION: Property Street City, State   Zip Code	H. SETTLEMENT AGENT: Law Firm Name		I. SETTLEMENT DATE:  Closing Date		
Brief Legal Description of Property	PLACE OF SETTLEMENT: Law Firm's Address, City, State and Zip Code		Disbursement Date		
J. SUMMARY OF BORROWER'S TRANSACTION		K. SUMMARY OF SELLER'S TRANSACTION			
100. GROSS AMOUNT DUE FROM BORROWER:		400. GROSS AMOUNT DUE TO SELLER:			
101. Contract Sales Price	Sales Price	401. Contract Sales Price	Sales Price		
102. Personal Property		402. Personal Property			
103. Settlement Charges to Borrower Line 1400	Buyer Charges	403.			
104.	The Total of Buyer Charges from page 2, Line 1400 goes here.	404.	Enter here any additional Buyer charges or pro-rations (such as tax pro-rations from Buyer to Seller).		
105.		405.			
Adjustments For Items Paid By Seller in advance					
106. City Taxes		to		406. City Taxes	to
107. County Taxes		to		407. County Taxes	to
108. Assessments	to	408. Assessments	to		
109.		409.			
110.		410.			
111.	TOTAL BUYER CHARGES Line 120 = Lines 101 through 112	411.	TOTAL SELLER CREDITS Line 420 = Lines 401 through 412		
112.		412.			
120. GROSS AMOUNT DUE FROM BORROWER		420. GROSS AMOUNT DUE TO SELLER			
200. AMOUNTS PAID BY OR IN BEHALF OF BORROWER:		500. REDUCTIONS IN AMOUNT DUE TO SELLER:			
201. Deposit or Earnest Money	Earnest Money	501. Excess Deposit See Instructions			
202. Principal Amount of New Loans	New Loan Amt	502. Settlement Charges to Seller Line 1400	Seller Charges		
203. Existing loans taken subject to		503. Existing loans taken subject to			
204.		504. Payoff First Mortgage to Existing Lender(s)	Payoff (s)		
205.		505. Payoff Second Mortgage			
206.		506.			
207.		507.	The Total of Seller Charges from page 2, Line 1400 goes here.		
208.		508.			
209.		509.			
Adjustments For Items Unpaid By Seller		Adjustments For Items Unpaid By Seller			
210. City Taxes	to	510. City Taxes	to		
211. County Taxes	to	511. County Taxes	to		
212. Assessments	to	512. Assessments	to		
213.	Enter here any additional Buyer credits or pro-rations (such as tax pro-rations from Seller to Buyer).	513.	Enter here any additional Seller credits or pro-rations (such as tax pro-rations from Buyer to Seller).		
214.		514.			
215.		515.			
216.		516.			
217.		517.			
218.	TOTAL BUYER CREDITS Total 220 = Lines 201 through 219	518.	TOTAL SELLER CHARGES Line 520 = Lines 501 through 519		
219.		519.			
220. TOTAL PAID BY/FOR BORROWER		520. TOTAL REDUCTION AMOUNT DUE SELLER			
300. CASH AT SETTLEMENT FROM/TO BORROWER:		600. CASH AT SETTLEMENT TO/FROM SELLER:			
301. Gross Amount Due From Borrower (Line 120)	Buyer Charges Minus Buyer Credits Equals Amount Due From (Owed To) Buyer at Closing	601. Gross Amount Due To Seller (Line 420)	Seller Credits Minus Seller Charges Equals Amount Due To (Owed From) Seller at Closing		
302. Less Amount Paid By/For Borrower (Line 220)		602. Less Reductions Due Seller (Line 520)			
303 CASH ( FROM ) ( TO ) BORROWER		603. CASH ( TO ) ( FROM ) SELLER			

				Buyer Charges are entered in this Column	Seller Charges are entered in this Column
L. SETTLEMENT CHARGES					
700. TOTAL COMMISSION Based on Price		\$	%	PAID FROM BORROWER'S FUNDS AT SETTLEMENT	PAID FROM SELLER'S FUNDS AT SETTLEMENT
Division of Commission line 700 as Follows:					
701.	\$	to	The 700 series is reserved for sales commissions and related charges to real estate brokers.		
702.	\$	to			
703. Commission Paid at Settlement					
704.					
800. ITEMS PAYABLE IN CONNECTION WITH LOAN					
801.	Loan Origination Fee	%	to	The 800 series is reserved for various loan fees charged by the lender.	
802.	Loan Discount	%	to		
803.	Appraisal Fee		to		
804.	Credit Report		to		
805.	Lender's Inspection Fee		to		
806.	Mortgage Insurance Application Fee		to		
807.	Assumption Fee		to		
808.					
809.					
810.					
811.					
900. ITEMS REQUIRED BY LENDER TO BE PAID IN ADVANCE					
901.	Interest From {Closing Date} to {1st day of following mth}			The 900 series is reserved for items required by the Lender (which may be paid to Lender or another party) such as prepaid interest, homeowner's insurance and mortgage insurance.	
902.	Mortgage Insurance Premium	for	mos. to		
903.	Hazard Insurance Premium	for	1.0 yrs to		
904.					
905.					
1000. RESERVES DEPOSITED WITH LENDER				The 1000 series is reserved for funds collected by the Lender & held for future payment of the obligations listed, such as taxes and insurance.	
1001.	Hazard Insurance	months @ \$	per month		
1002.	Mortgage Insurance	months @ \$	per month		
1003.	City Taxes	months @ \$	per month		
1004.	County Taxes	months @ \$	per month		
1005.	Annual Assessments	months @ \$	per month		
1006.		months @ \$	per month		
1007.		months @ \$	per month		
1008.					
1100. TITLE CHARGES					
1101.	Settlement or closing fee		to	The 1100 series is reserved for title charges, charges by attorneys and charges related to title insurance.	
1102.	Abstract or title search		to		
1103.	Title examination		to		
1104.	Title insurance binder		to		
1105.	Document preparation		to		
1106.	Notary fees		to		
1107.	Attorney's Fees		to		
includes above item numbers:					
1108.	Title Insurance				
includes above item numbers:					
1109.	Lender's Coverage	\$			
1110.	Owner's Coverage	\$			
1111.					
1112.					
1113					
1200. GOVERNMENT RECORDING AND TRANSFER CHARGES					
1201.	Recording Fees: Deed	\$	Mortgage	Releases \$	
1202.	City/County Tax/Stamps:		Deed	Mortgage	
1203.	State Tax/Stamps:		Deed	Mortgage	
1204.				The 1200 series is reserved for government recording and transfer charges.	
1205.					
1300. ADDITIONAL SETTLEMENT CHARGES					
1301.	Survey		to	The 1300 series is available for survey, pest and other inspection charges, and other miscellaneous charges.	
1302.	Pest Inspection		to		
1303.					
1304.					
1305.					
1400. TOTAL SETTLEMENT CHARGES (Enter on Lines 103, Section J and 502, Section K)				Total Buyer Charges	Total Seller Charges