

L. Settlement Charges				
700. Total Real Estate Broker Fees				
Division of commissions (line 700) as follows:				
701. Listing Agent Commission \$5375.00 to CENTURY 21			Paid From Borrower's Funds at Settlement	Paid From Seller's Funds at Settlement
702. Selling Agent Commission \$5375.00 to COLDWELL BANKER				
703. Commission paid at settlement				10,750.00
704.				
800. Items Payable in Connection with Loan				
801. Our origination charge	\$0.00	(from GFE #1)		
802. Your credit or charge (points) for the specific interest rate chosen	\$0.00	(from GFE #2)		
803. Your adjusted origination charges		(from GFE A)		
804. Appraisal fee		(from GFE #3)		
805. Credit report		(from GFE #3)		
806. Tax service		(from GFE #3)		
807. Flood certification		(from GFE #3)		
808.				
900. Items Required by Lender to Be Paid in Advance				
901. Daily Interest Charges		(from GFE #10)		
902. Mortgage insurance premium		(from GFE #3)		
903. Homeowner's insurance		(from GFE #11)		
904.				
1000. Reserves Deposited with Lender				
1001. Initial deposit for your escrow account		(from GFE #9)		
1002. Homeowner's insurance				
1003. Mortgage insurance				
1004. Property taxes				
1005.				
1006.				
1007. Aggregate Adjustment				
1100. Title Charges				
1101. Title services and lender's title insurance		(from GFE #4)	280.00	260.00
1102. Settlement or closing fee to PLACER TITLE COMPANY				1,447.00
1103. Owner's title insurance to PLACER TITLE COMPANY		(from GFE #5)		874.00
1104. Lender's title insurance				
1105. Lender's title policy limit				
1106. Owner's title policy limit \$215,000.00 2006 ALTA Owners Standard Coverage Policy (6/17/06)				
1107. Agent's portion of the total title insurance premium PLACER TITLE COMPANY	\$769.12			
1108. Underwriter's portion of the total title insurance premium Old Republic National Title Insurance Company	\$104.88			
1109.				
1200. Government Recording and Transfer Charges				
1201. Government recording charges		(from GFE #7)	25.00	
1202. Deed \$25.00 Mortgage \$ Releases \$				
1203. Transfer taxes		(from GFE #8)	354.75	
1204. City/County tax/stamps Deed \$946.00 Mortgage \$				591.25
1205. State tax/stamps Deed \$ Mortgage \$				
1206.				
1300. Additional Settlement Charges				
1301. Required services that you can shop for		(from GFE #6)		
1302. H.O.A. Transfer Fees to CYPRESS POINT LAKES ASSOCIATION			300.00	
1303. Hazard Disclosure to PROPERTY I.D.			118.50	
1304. Environmental Report to ESTIMATE, SUBJECT TO ACTUAL BILLING			150.00	
1305. Taxes to be Paid: 1st Install & Penalty, \$2150.46, 2nd Install & Penalty, \$2150.46 2010-2011 to SANTA CLARA COUNTY TAX COLLECTOR				4,300.92
1400. Total Settlement Charges (enter on lines 103, Section J and 502, Section K)			1,228.25	18,223.17

Comparison of Good Faith Estimate (GFE) and HUD-1 Charges		Good Faith Estimate	HUD-1
Charges That Cannot Increase	HUD – Line Number		
Our origination charge	#801		
Your credit or charge (points) for the specific interest rate chosen	#802		
Your adjusted origination charges	#803		
Transfer taxes	#1203	0.00	354.75

Charges That in Total Cannot Increase More Than 10%		Good Faith Estimate	HUD-1
Government recording charges	#1201		
Title services and lender's title insurance	#1101		
Owner's title insurance	#1103		
	#		
	#		
	#		
	#		
	#		
	Total	0.00	0.00
Increase between GFE and HUD-1 Charges		\$0.00 or	100%

Charges That Can Change		Good Faith Estimate	HUD-1
Initial deposit for your escrow account	#1001		
Daily interest charges /day	#901		
Homeowner's insurance	#903		
	#		
	#		
	#		

Loan Terms

Your initial loan amount is	\$
Your loan term is	years
Your initial interest rate is	%
Your initial monthly amount owed for principal, interest, and any mortgage insurance is	\$ includes <input type="checkbox"/> Principal <input type="checkbox"/> Interest <input type="checkbox"/> Mortgage Insurance
Can your interest rate rise?	<input checked="" type="checkbox"/> No. <input type="checkbox"/> Yes, it can rise to a maximum of %. The first change will be on and can change again every after . Every change date, your interest rate can increase or decrease by % . Over the life of the loan, your interest rate is guaranteed to never be lower than % or higher than % .
Even if you make payments on time, can your loan balance rise?	<input checked="" type="checkbox"/> No. <input type="checkbox"/> Yes, it can rise to a maximum of \$.
Even if you make payments on time, can your monthly amount owed for principal, interest, and mortgage insurance rise?	<input checked="" type="checkbox"/> No. <input type="checkbox"/> Yes, the first increase can be on and the monthly amount owed can rise to \$. The maximum it can ever rise to is \$.
Does your loan have a prepayment penalty?	<input checked="" type="checkbox"/> No. <input type="checkbox"/> Yes, your maximum prepayment penalty is \$.
Does your loan have a balloon payment?	<input checked="" type="checkbox"/> No. <input type="checkbox"/> Yes, you have a balloon payment of \$ due in years on .
Total monthly amount owed including escrow account payments	<input checked="" type="checkbox"/> You do not have a monthly escrow payment for items, such as property taxes and homeowner's insurance. You must pay these items directly yourself. <input type="checkbox"/> You have an additional monthly escrow payment of \$ that results in a total initial monthly amount owed of \$. This includes principal, interest, any mortgage insurance and any items checked below. <input type="checkbox"/> Property taxes <input type="checkbox"/> Homeowner's Insurance <input type="checkbox"/> Flood Insurance <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>

Note: If you have any questions about the Settlement Charges and Loan Terms listed on this form, please contact your lender.

HUD CERTIFICATION OF BUYER AND SELLER

I have carefully reviewed the HUD-1 Settlement Statement and to the best of my knowledge and belief, it is a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction. I further certify that I have received a copy of the HUD-1 Settlement Statement.

The HUD-1 Settlement Statement which I have prepared is a true and accurate account of this transaction. I have caused or will cause the funds to be disbursed in accordance with this statement.

By: _____ DATE _____
SETTLEMENT AGENT

WARNING: IT IS A CRIME TO KNOWINGLY MAKE FALSE STATEMENTS TO THE UNITED STATES ON THIS OR ANY SIMILAR FORM. PENALTIES UPON CONVICTION CAN INCLUDE A FINE AND IMPRISONMENT. FOR DETAILS SEE TITLE 18: U.S. CODE SECTION 1001 AND SECTION 1010.

Escrow Number: 4102-248

Additional sellers/buyers/lender overflow

	Buyer Charges	Seller Charges
100. BORROWER CHARGES		
H.O.A. Dues Fees And Costs Thru 4/25/11 \$1481.44, Int Adjustment (est) \$20.00	1,501.44	
H.O.A. Dues Balance Of Delq Assmt Thru 4/25/11 \$1523.07, May + Late Fee & June \$719.00	2,242.07	
Total of Items in BORROWER CHARGES: (line 105)	<u>3,743.51</u>	<u>0.00</u>

Initials: _____