

**SELLER'S ESTIMATED NET PROCEEDS**

PROPERTY ADDRESS \_\_\_\_\_

	Estimated	Proposed	Proposed
<b>Seller's Estimated Credits</b>			
Sale Price			
Reserve/Escrow Account			
Hazard Insurance			
Tax Pro-Ration			
Other			
<b>Estimated Total Credits</b>			
<b>Seller's Estimated Costs</b>			
Existing Mortgage Balance			
Home Improvement Loans			
Other Financing & Interest Due			
Title Insurance			
Updating of Abstract			
Closing Fees			
Messina & Associates Marketing Fee			
Mortgage Discount points			
Legal Fees:			
Warranty I Deed			
Other			
Tax Pro-Ration			
Delinquent Taxes			
Recording Fees			
State Deed Tax \$3.30x\$1,000			
Well Inspection			
Septic Inspection			
Home Protection Plan			
Other/Miscellaneous			
<b>Total Estimated Costs.....</b>			
<b>Total Est Proceeds/Loss</b>			
(Total credits-total costs)			

*These figures are estimates only, and are not guaranteed to be complete or accurate*  
*All computations are based on the estimated closing date.*  
 Estimated Closing date:

May 15th taxes cover: 1/1-6/30  
 October 15th taxes cover: 7/1-12/30

