



SELLER'S ESTIMATED PROCEEDS WORKSHEET

1 **SELLER:** _____

2 **PROPERTY:** _____

3 **ESTIMATED CLOSING DATE:** _____

4 **PRICE:** \$ _____ \$ _____

5
6 **LESS ITEMS TO BE PAID BY SELLER:**

7 1st Mortgage /Deed of Trust..... \$ _____ \$ _____

8 2nd Mortgage/Deed of Trust..... \$ _____ \$ _____

9 Other Encumbrance _____ \$ _____ \$ _____

10 1st Mtg. Interest Proration: From _____ to _____ \$ _____ \$ _____

11 2nd Mtg. Interest Proration: From _____ to _____ \$ _____ \$ _____

12 Tax Proration: From _____ to _____ \$ _____ \$ _____

13 Mortgage Prepayment Penalty \$ _____ \$ _____

14 Title Insurance Policy..... \$ _____ \$ _____

15 Escrow Closing Fee..... \$ _____ \$ _____

16 Unpaid Assessments (if not assumed by buyer)..... \$ _____ \$ _____

17 Broker's Commission \$ _____ \$ _____

18 Other Commission _____ \$ _____ \$ _____

19 Homes Association Dues..... \$ _____ \$ _____

20 Release of Lien Fees..... \$ _____ \$ _____

21 Other _____ \$ _____ \$ _____

22
23 **POTENTIAL ADDITIONAL EXPENSES**

24 Buyer's Closing Costs Paid by SELLER..... \$ _____ \$ _____

25 FHA/VA or Lender Discount Points \$ _____ \$ _____

26 Home Warranty Fee..... \$ _____ \$ _____

27 Inspection Related Repairs \$ _____ \$ _____

28 Wood Destroying Insect Treatment \$ _____ \$ _____

29 Other _____ \$ _____ \$ _____

30
31 **Total to be paid at Closing** \$ _____ \$ _____

32 **APPROXIMATE NET PROCEEDS**..... \$ _____ \$ _____

33 The above items do not include any lender requirements, insurance prorations, or escrow balances to be paid
34 or received by SELLER. Interest is paid in arrears and will vary according to the pay-off date. FHA and some
35 lenders may charge interest through the end of the month in which payment is received by lender. SELLER is
36 responsible for notifying lender of intent to pay-off the loan and assumes responsibility for any lender charges
37 not included in the above items.

38
39 **THESE ARE ESTIMATED COSTS ONLY. FINAL FIGURES WILL BE DETERMINED AT CLOSING.**

40
41 **SELLER:** _____
42 _____ Date

43
44 **SELLER:** _____
45 _____ Date

46
47 **By:** _____
48 Licensee _____ Date

49 *Some lending programs do not allow Buyer to pay tax service fees, underwriting fees, etc.

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