

Universal Title, McLean
 6862 Elm Street
 Suite 740
 McLean, VA 22101
 (703) 354-2100

ALTA Combined Settlement Statement

File #:	1-751-18	Property	Bangor Street	Settlement Date	03/09/18
Prepared:	03/09/18		Southeast	Disbursement Date	03/09/18
Managing Attorney:	Patrick Connell		Washington, DC 20020		
		Buyer			
		Seller			
		Lender			

Seller			Buyer	
Debit	Credit		Debit	Credit
		Primary Charges & Credits		
	\$350,000.00	Sales Price of Property	\$350,000.00	
		Loan Amount		\$358,400.00
		Construction Draw	\$70,000.00	
		Proceeds from 2nd Trust		\$32,777.17
		Prorations/Adjustments		
	\$58.51	City/Town Taxes 03/09/2018 to 03/31/2018	\$58.51	
		Loan Charges		
		Origination Fee to DP Capital, LLC	\$7,168.00	
		Loan Processing Fee to o DP Capital, LLC	\$750.00	
		Government Recording and Transfer Charges		
		Government recording charges	\$94.00	
\$94.00		Deed \$31.50 Mortgage \$156.50 Release \$ to District of Columbia District Recording Office		
		Transfer taxes	\$4,433.01	
\$3,850.01		State tax/stamps Deed \$8,283.02 Mortgage \$0.00 to District of Columbia District Recording Office		
		Prepaid Items		
		Daily interest charges from 03/09/2018 to 04/01/2018 @ \$99.55 /day	\$2,289.78	
		Mortgage insurance premium to Eisert Insurance Service	\$911.00	
		Title Charges		
		Title services and lender's title insurance	\$3,687.70	
		Owner's title insurance to First American Title Insurance Company	\$602.40	
		--Lender's title insurance to First American Title Insurance Company \$1,897.20		
		--CPL (Lender) to First American Title Insurance Company \$50.00		
		--Title - Seller Settlement Fee to Universal Title, McLean \$600.00		
		--Title - Settlement or Closing Fee to Universal Title, McLean \$690.00		
		--Title - Wire & Disbursement Fee to Universal Title, McLean \$50.00		
		--Title - Deed Preparation to The Mason Law Firm PLC \$175.00		
		--Title - Abstract or Title Search to Universal Title, McLean \$210.50		
		--Lien Certificate Fee to Universal Title, McLean \$15.00		
		Miscellaneous Charges		
		DC Tax Dues for 2018 1st Half to DC Treasurer	\$530.31	

Seller			Buyer	
Debit	Credit		Debit	Credit
\$300.00		Water Escrow to Universal Title, McLean		
		Assignment Fee to IRES DC LLC	\$26,501.00	
		Credit for T&R to from IRES DC LLC		\$583.00
Seller			Buyer	
Debit	Credit		Debit	Credit
\$4,244.01	\$350,058.51	Subtotals	\$467,025.71	\$391,760.17
		Due from Buyer		\$75,265.54
\$345,814.50		Due to Seller		
\$350,058.51	\$350,058.51	Totals	\$467,025.71	\$467,025.71

See signature addendum