

Expert Title Escrow Agency LLC  
6804 Loop Road, Centerville Ohio, 45459  
Ph# (937) 291-4201 / Fax# (937) 291-4206

VA Loan Purchases	
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<u>Buyer Fees</u>		<u>Seller Fees</u>	
Title Exam	\$ 600.00	Settlement Fee	\$ 100.00
Binder	\$ 75.00	Attorney Fee (Deed Prep)	\$ 100.00
EPA, ARM & Balloon Endorsements	\$ 75.00 each	Disbursement Fee	\$ 75.00
Condo & PUD Endorsements	\$ 50.00 each	Payoff Shipping/Handling Fee	\$ 25.00 each
Comprehensive Endorsement	\$ 150.00	CPL for Seller*	\$ 55.00
Mechanic's Lien Enorsement	\$ 150.00	Conveyance Tax (Varies Per County - See List)	
Survey Endorsement	\$ 50.00		
CPL for Lender	\$ 40.00		
CPL for Buyer*	\$ 20.00		
Lender's Title Insurance	See Below		
Owner's Title Insurance*	See Below		
Deed Recording Fee	See Below		
Mortgage Recording Fee	See Below		

\* = Optional Fee

Conventional / FHA Loan Purchases	
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<u>Buyer Fees</u>		<u>Seller Fees</u>	
Closing Fee	\$ 275.00	Settlement Fee	\$ 100.00
Title Exam	\$ 250.00	Attorney Fee (Deed Prep)	\$ 100.00
Binder	\$ 75.00	Disbursement Fee	\$ 75.00
Shipping/Courier Handling Fee	\$ 50.00	Payoff Shipping/Handling Fee	\$ 25.00 each
Wire Fee	\$ 25.00	CPL for Seller*	\$ 55.00
EPA, ARM & Balloon Endorsements	\$ 75.00 each	Conveyance Tax (Varies Per County - See List)	
Condo & PUD Endorsements	\$ 50.00 each		
Mechanic's Lien Enorsement	\$ 150.00		
Comprehensive Endorsement	\$ 150.00		
Survey Endorsement	\$ 50.00		
CPL for Lender	\$ 40.00		
CPL for Buyer*	\$ 20.00		
Lender's Title Insurance	See Below		
Owner's Title Insurance*	See Below		
Deed Recording Fee	See Below		
Mortgage Recording Fee	See Below		

\* = Optional Fee

Attorney Prepared Document Fees	
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Power of Attorney Preparation	\$ 45.00
Subordination Preparation	\$ 45.00
Release Preparation	\$ 45.00

Lender's Title Insurance is \$4.00 per Thousand based on the loan amount

Owner's Title Insurance is \$5.75 per Thousand based on the sales price (or appraised value).

If Lender's and Owner's Title Insurance are both purchased, the Lender's Title Insurance will be at a Simultaneous Issuance Rate which is \$100.00.

Recording Fees are \$39.00 for the first 2 pages and \$8.00 for each additional page.