

MASTER STATEMENT

Settlement Date: November 13, 2015

Escrow Number:

Disbursement Date: November 13, 2015

Escrow Officer:

Borrower:

Seller:

Property:

SELLER			BORROWER		
\$	DEBITS	\$ CREDITS	\$	DEBITS	\$ CREDITS
FINANCIAL CONSIDERATION					
	465,000.00	Sale Price of Property	465,000.00		
		Deposit			5,000.00
		Loan Amount			345,000.00
PRORATIONS/ADJUSTMENTS					
870.83		County Taxes at \$6,486.79 11/13/15 to 01/01/16	870.83		
87.88		HOA Proration Semi-Annually at \$330.00 11/13/15-12/31/15	87.88		
COMMISSIONS					
13,950.00		Commission Listing			
13,950.00		Commission Selling			
NEW LOAN CHARGES - Flagstar Bank, FSB					
Total Loan Charges: \$3,527.68					
		Adminstrative Fee	800.00		
		Lender Comp Fee			
		\$6,900.00 paid by Flagstar Bank, FSB on behalf of Borrower			
		Appraisal Fee to Urban Lending			
		\$550.00 paid outside closing by Borrower			
		Flood Certification to First American Flood	5.75		
		Tax Service Fee to First American RE Tax	69.00		
		Prepaid Interest	638.01		
		\$35.44520 per day from 11/13/15 to 12/01/15 Flagstar Bank, FSB			
		Homeowner's Insurance	221.01		
		3.000 Months at \$73.67 per Month			
		Property Taxes	2,162.28		
		4.000 Months at \$540.57 per Month			
		Aggregate Adjustment			368.37
TITLE & ESCROW CHARGES					
985.50		Title - Settlement/Escrow Fee to Ticor Title Company	985.50		
		Title - Lender's Title Insurance to Ticor Title Company	734.32		
		Title - Mobile Signing Fee to Ticor Title Company	150.00		
1,110.25		Title - Owner's Title Insurance to Ticor Title Company			
		Policies to be issued:			
		Owners Policy			
		Coverage: \$465,000.00 Premium: \$1,110.25			
		Loan Policy			
		Coverage: \$345,000.00 Premium: \$734.32			
RECORDING CHARGES					
		Recording Fees to King County Recorder	200.00		
100.00		Recording Fees-Death Certificate to King County Recorder			

MASTER STATEMENT - Continued

SELLER		BORROWER		
\$	DEBITS	\$	CREDITS	
		\$	DEBITS	\$ CREDITS
RECORDING CHARGES (continued)				
8,282.00				Excise Tax to King County Treasurer
PAYOFFS				
				Payoff of First Mortgage Loan to Provident Funding Associates, L.P. (\$249,814.71)
248,688.63				Principal Balance
764.80				Interest To 11/08/15
245.28				Additional Interest (From 11/08/15 To 11/13/15 @ \$20.440200 Per Diem plus 7 Extra Days)
106.00				Reconveyance Fee
10.00				Statement Fee
				Payoff of Second Mortgage Loan to Boeing Employees Credit Union (\$85,095.39)
84,800.47				Principal Balance
146.37				Interest To 11/05/15
104.55				Additional Interest (From 11/05/15 To 11/13/15 @ \$6.970000 Per Diem plus 7 Extra Days)
44.00				Reconveyane Fee
HOA CHARGES				
			75.00	HOA Transfer Fee to Targa Real Estate
			250.00	HOA Reserve to Targa Real Estate
MISCELLANEOUS CHARGES				
			884.00	Homeowner's Insurance Premium to Allied Insurance-need binder
800.00				Final Utility to Lakehaven Utility District
374,087.85	465,958.71	Subtotals	473,133.58	350,368.37
		Balance Due FROM Borrower		122,765.21
91,870.86		Balance Due TO Seller		
465,958.71	465,958.71	TOTALS	473,133.58	473,133.58

To the best of my knowledge, the Settlement Statement which I have prepared is a true and accurate account of the funds which were received and have been or will be disbursed by the undersigned as part of the settlement of this transaction.

Ticor Title Company
Settlement Agent