



Buyer: \_\_\_\_\_

Seller: \_\_\_\_\_

Property Address: \_\_\_\_\_

Dated this \_\_\_\_\_ day of \_\_\_\_\_, in the year \_\_\_\_\_

### Closing Costs

At such time as the above-referenced transaction is closed, various sums may be demanded from you as the Buyer or Seller in the form of closing costs. Items which may be payable by you include, but are not limited to, the following. The designation, if any, of *Sellers* or *Buyers* beside any of the following items is to set forth which party will be responsible for the cost listed beside the initial in the transaction. Whether the Seller or Buyer pays for the cost of any of the following items shall be determined by this addendum which shall govern over any conflict between this addendum and the contract:

- |   |   |
|---|---|
| _____ State Documentary Stamps                          | _____ Credit Report / Application Fee               |
| _____ Recording the Deed                                | _____ Appraisal Fee                                 |
| _____ Owner's Title Insurance                           | _____ Loan Origination Fee                          |
| _____ Brokerage Fee                                     | _____ Discount Service Fee (____%)                  |
| _____ Home Warranty Maximum Cost (\$_____)              | _____ VA Funding Fee                                |
| _____ Recording Satisfaction of Mortgage                | _____ Survey  |
| _____ Federal Express / Courier Fees                    | _____ Termite Inspection Fee                        |
| _____ Repairs Required                                  | _____ Building Inspection Fee                       |
| _____ Termite Treatment / Repairs                       | _____ Septic Inspection Fee                         |
| _____ Mortgage Payoff                                   | _____ Intangible Tax on the Mortgage                |
| _____ Sellers Attorney Fees                             | _____ Doc Stamps on the Note                        |
| _____ Homeowner Assoc. / Condo Fee Pro-Ratio            | _____ Doc Stamps on Assumed Mortgage                |
| _____ Real Estate Taxes to Date of Closing              | _____ Recording Mortgage and Note                   |
| _____ Arrears Interest                                  | _____ Title Ins. (Mortgagee / Endorsements)         |
| _____ Escrow Acct Reimbursement (if any)                | _____ Private Mortgage Ins. / Mortgage Ins. Premium |
| _____ Other (_____)                                     | _____ Prepayment of Taxes & Ins. For Escrow         |
| _____ <b>Tax Service Fee*</b>                           | _____ Prepaid Interest                              |
| _____ <b>Document Preparation Fee*</b>                  | _____ Buyer's Attorney Fees                         |
| _____ <b>Underwriting Fee*</b>                          | _____ Assumption Fee                                |
| _____ <b>Mortgage Transfer / Sale of Mortgage Fees*</b> | _____ <b>Flood Certificate</b>                      |

Buyer (at Buyer's expense) may elect to have energy efficient rating of their home performed. Buyer acknowledges he/she has received a copy of the energy efficient booklet. Buyer is also informed that radon gas (a naturally occurring gas) has been found in Florida. Buyer (at Buyer's expense) may elect to have the property tested for the presence and/or levels of radon gas.

Special Clauses:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Buyer acknowledges that this addendum has been read and signed and made an intricate part of the Contract for Sale and Purchase of real estate.

\*FHA required costs that Seller must pay.

\_\_\_\_\_  
Buyer

\_\_\_\_\_  
Seller

\_\_\_\_\_  
Buyer

\_\_\_\_\_  
Seller