

SELLER ESTIMATED NET SHEET

Prepared for: _____ (“Seller”)

Property Address: _____

The following are typical expenses which a Seller is obligated to pay or is required by operation of law, and also includes items which may be negotiated by contract and pre-marketing expenses.

SALES PRICE	\$	\$	\$
MORTGAGES/LIENS			
1 st Mortgage Payoff (estimated)			
2 nd Mortgage Payoff (estimated)			
Home Equity Loan			
HOA Assessment(s)			
Pre-Payment Penalty on Loans			
Loans on Equipment for Home			
Other Lien:			
Other Lien:			
CLOSING COSTS			
Attorney Fee/Document Preparation			
Brokerage Fee: _____ % or \$ _____			
Closing Expenses Paid for Buyer			
Express Fees			
Home Warranty			
Miscellaneous (fax, copies, etc.)			
Pro-Rated HOA Dues			
Pro-Rated Taxes			
Recording Fees (estimate)			
Repairs from Home Inspection			
Revenue Stamps (\$2.00 per \$1,000)			
Survey			
VA Required Fees			
Other:			
Other:			
Other:			
Pre-Marketing Inspections			
Appraisal			
Home Inspection			
Pest Inspection			
Radon Inspection			
Well & Septic Inspection Fee			
Other:			
Other:			
TOTAL ESTIMATED SELLER COSTS	\$	\$	\$
ESTIMATED NET PROCEEDS TO/FROM SELLER	\$	\$	\$

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Seller _____ Date _____ Agent **Sheila Williamson** Date _____

Seller _____ Date _____

