

Buyer's Fees – NC - Mecklenburg, Cabarrus, Rowan, Iredell, Catawba, Lincoln, Gaston, and Union Counties

Loan/Mortgage Transaction

Attorney's Fees: \$920 or \$1,070 Total

*If Attorney can tack to a Prior Title Policy for Title Search vs. must complete Full Title Search

INCLUDES: Preparation & Execution of Closing Disclosures, Coordinating with Lender & Homeowners Association (HOA), Banking Administration Fee, Title Search, Mailing Lender Package After Closing, and Recording Fees

BREAKDOWN:

- \$700 Settlement Fee
- \$150 Tacking Title Search or \$300 Full Title Search
- \$50 Mailing Lender Package After Closing
- \$10 Per Document E-Recording Fee (DOES NOT INCLUDE COUNTY FEES)

Cash Transaction

Attorney's Fees: \$710 or \$860 Total

*If Attorney can tack to a Prior Title Policy for Title Search vs. must complete Full Title Search

INCLUDES: Preparation & Execution of HUD, Coordinating with Homeowners Association (HOA), Banking Administration Fee, Title Search, and Recording Fees

BREAKDOWN:

- \$550 Settlement Fee
- \$300 Title Search
- \$10 Per Document E-Recording Fee (DOES NOT INCLUDE COUNTY FEES)

Refinance Fees – NC - Mecklenburg, Cabarrus, Rowan, Iredell, Catawba, Lincoln, Gaston, and Union Counties

Attorney's Fees: \$795 or \$945 Total

*Varies based on whether Attorney can tack to a Prior Title Policy for his/her Title Search or must complete a Full Title Search.

INCLUDES: Coordinating with the Lender, Preparation & Execution of Closing Disclosure or HUD, Mailing New Lender Package After Closing, Preparation & Execution of Current Loan Payoff Package, Banking Administration Fee (Proceeds, Payoff(s), Etc. Disbursement), and E-Recording Fee

BREAKDOWN:

- \$550 Settlement Fee
- \$150 Title Search Based on “Tacking” OR \$300 Full Title Search*
- *Union County Title Search Fee is \$300
- \$50 Mailing New Lender Package After Closing
- \$10 Per Document E-Recording Fee (DOES NOT INCLUDE COUNTY FEES)
- \$35 Banking Administration Fee

Seller’s Fees – All Counties that We Serve

Attorney’s Fees: \$335 or \$470 or \$605 Total

*Depending on how many Loans on the Property, and if from different Lenders

INCLUDES: Preparation & Execution of Deed, Lien Waiver, Marital Status Affidavit, Nonforeign Status Affidavit, and Fiduciary Duty of Accounting to Seller(s)

BREAKDOWN:

- \$300 Document Preparation Fee
- \$35 (For NO Loans) or \$170 (For ONE Loan) Fiduciary Duty of Accounting Fee

INCLUDES: Ordering Loan Payoff Statement(s), Disbursing All Funds Related to Seller Side of Transaction, Verifying Satisfaction Has Been Filed for Each Deed of Trust on the Property after Closing

This Fee increases by \$135 for Each Loan on the Property from a Different Lender

If the Buyer does not use Bright Law, PLLC for Closing

- Seller Attorney’s Fees: \$500 Total

INCLUDES: Preparing Seller Closing Documents, Ordering Loan Payoff Statement(s), Ordering HOA Documentation, Coordinating with Buyer(s)’ Attorney, Overnighting Executed Documents to Buyer(s)’ Attorney, and Reviewing Seller Closing Disclosure Prepared by Buyer(s)’ Attorney

Buyer’s Fees – All Other Counties that We Serve**Loan/Mortgage Transaction**

Attorney’s Fees: \$1,270 Total

INCLUDES: Preparation & Execution of Closing Disclosures, Coordinating with Lender & Homeowners Association (HOA), Banking Administration Fee, Title Search, Mailing Lender Package After Closing, and Recording Fees

BREAKDOWN:

- \$900 Settlement Fee
- \$300 Title Search
- \$50 Mailing Lender Package After Closing
- \$10 Per Document E-Recording Fee (DOES NOT INCLUDE COUNTY FEES)

Cash Transaction

Attorney's Fees: \$860 Total

INCLUDES: Preparation & Execution of HUD, Coordinating with Homeowners Association (HOA), Banking Administration Fee, Title Search, and Recording Fees

BREAKDOWN:

- \$550 Settlement Fee
- \$300 Title Search
- \$10 Per Document E-Recording Fee (DOES NOT INCLUDE COUNTY FEES)

Refinance Fees – All Other Counties that We Serve

Attorney's Fees: \$1,145 Total

INCLUDES: Coordinating with the Lender, Preparation & Execution of Closing Disclosure or HUD, Mailing New Lender Package After Closing, Preparation & Execution of Current Loan Payoff Package, Banking Administration Fee (Proceeds, Payoff(s), Etc. Disbursement), and E-Recording Fee

BREAKDOWN:

- \$750 Settlement Fee
- \$300 Title Search
- \$50 Mailing New Lender Package After Closing
- \$10 Per Document E-Recording Fee (DOES NOT INCLUDE COUNTY FEES)
- \$35 Banking Administration Fee