



A. Settlement Statement (HUD-1)

B. Type of Loan

1. <input type="checkbox"/> FHA	2. <input type="checkbox"/> RHS	3. <input type="checkbox"/> Conv. Unins.	8. Mortgage Insurance Case Number:
4. <input type="checkbox"/> VA	5. <input type="checkbox"/> Conv. Ins.	6. File Number:	7. Loan Number:

C. Note: This form is furnished to give you a statement of actual settlement costs. Amounts paid to and by the settlement agent are shown. Items marked "(p.o.c.*)" were paid outside the closing; they are shown here for informational purposes and are not included in the totals.

D. Name & Address of Borrower:	F. Name & Address of Lender:
E. Name & Address of Seller:	
G. Property Location:	H. Settlement Agent:
	I. Settlement Date:
	Place of Settlement:

J. Summary of Borrower's Transaction

100. Gross Amount Due from Borrower	
101. Contract sales price	
102. Personal property	
103. Settlement charges to borrower (line 1400)	
104.	
105.	
Adjustment for items paid by seller in advance	
106. City/town taxes	to
107. County taxes	to
108. Assessments	to
109.	
110.	
111.	
112.	
120. Gross Amount Due from Borrower	
200. Amount Paid by or in Behalf of Borrower	
201. Deposit or earnest money	
202. Principal amount of new loan(s)	
203. Existing loan(s) taken subject to	
204.	
205.	
206.	
207.	
208.	
209.	
Adjustments for items unpaid by seller	
210. City/town taxes	to
211. County taxes	to
212. Assessments	to
213.	
214.	
215.	
216.	
217.	
218.	
219.	
220. Total Paid by/for Borrower	
300. Cash at Settlement from/to Borrower	
301. Gross amount due from borrower (line 120)	
302. Less amounts paid by/for borrower (line 220)	()
303. Cash	<input type="checkbox"/> From <input type="checkbox"/> To <input type="checkbox"/> Borrower

K. Summary of Seller's Transaction

400. Gross Amount Due to Seller	
401. Contract sales price	
402. Personal property	
403.	
404.	
405.	
Adjustment for items paid by seller in advance	
406. City/town taxes	to
407. County taxes	to
408. Assessments	to
409.	
410.	
411.	
412.	
420. Gross Amount Due to Seller	
500. Reductions in Amount Due to seller	
501. Excess deposit (see instructions)	
502. Settlement charges to seller (line 1400)	
503. Existing loan(s) taken subject to	
504. Payoff of first mortgage loan	
505. Payoff of second mortgage loan	
506.	
507.	
508.	
509.	
Adjustments for items unpaid by seller	
510. City/town taxes	to
511. County taxes	to
512. Assessments	to
513.	
514.	
515.	
516.	
517.	
518.	
519.	
520. Total Reduction Amount Due Seller	
600. Cash at Settlement to/from Seller	
601. Gross amount due to seller (line 420)	
602. Less reductions in amounts due seller (line 520)	()
603. Cash	<input type="checkbox"/> To <input type="checkbox"/> From Seller

The Public Reporting Burden for this collection of information is estimated to average 35 minutes per response for collecting, reviewing, and reporting the data. This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number. No confidentiality is assured; this disclosure is mandatory. This is designed to provide the parties to a RESPA covered transaction with information during the settlement process.

L Settlement Charges

700. Total Real Estate Broker Fees		Paid From Borrower's Funds at Settlement	Paid From Seller's Funds at Settlement
Division of commission (line 700) as follows:			
701. \$	to		
702. \$	to		
703. Commission paid at settlement			
704.			
800. Items Payable in Connection with Loan			
801. Our origination charge		\$	(from GFE #1)
802. Your credit or charge (points) for the specific interest rate chosen		\$	(from GFE #2)
803. Your adjusted origination charges			(from GFE #A)
804. Appraisal fee to			(from GFE #3)
805. Credit report to			(from GFE #3)
806. Tax service to			(from GFE #3)
807. Flood certification to			(from GFE #3)
808.			
809.			
810.			
811.			
900. Items Required by Lender to be Paid in Advance			
901. Daily interest charges from	to @ \$ /day		(from GFE #10)
902. Mortgage insurance premium for	months to		(from GFE #3)
903. Homeowner's insurance for	years to		(from GFE #11)
904.			
1000. Reserves Deposited with Lender			
1001. Initial deposit for your escrow account			(from GFE #9)
1002. Homeowner's insurance	months @ \$ per month	\$	
1003. Mortgage insurance	months @ \$ per month	\$	
1004. Property Taxes	months @ \$ per month	\$	
1005.	months @ \$ per month	\$	
1006.	months @ \$ per month	\$	
1007. Aggregate Adjustment		\$	
1100. Title Charges			
1101. Title services and lender's title insurance			(from GFE #4)
1102. Settlement or closing fee		\$	
1103. Owner's title insurance			(from GFE #5)
1104. Lender's title insurance		\$	
1105. Lender's title policy limit \$			
1106. Owner's title policy limit \$			
1107. Agent's portion of the total title insurance premium to		\$	
1108. Underwriter's portion of the total title insurance premium to		\$	
1109.			
1110.			
1111.			
1200. Government Recording and Transfer Charges			
1201. Government recording charges			(from GFE #7)
1202. Deed \$ Mortgage \$		Release \$	
1203. Transfer taxes			(from GFE #6)
1204. City/County tax/stamps	Deed \$	Mortgage \$	
1205. State tax/stamps	Deed \$	Mortgage \$	
1206.			
1300. Additional Settlement Charges			
1301. Required services that you can shop for			(from GFE #6)
1302.		\$	
1303.		\$	
1304.			
1305.			
1400. Total Settlement Charges (enter on lines 103, Section J and 502, Section K)			

Comparison of Good Faith Estimate (GFE) and HUD-1 Charges		HUD-1 Line Number	HUD-1
Charges That Cannot Increase			
Our origination charge		# 801	
Your credit or charge (points) for the specific interest rate chosen		# 802	
Your adjusted origination charges		# 803	
Transfer taxes		# 1203	

Charges That In Total Cannot Increase More Than 10%		HUD-1
Government recording charges	# 1201	
Our origination charge	#	
Your credit or charge (points) for the specific interest rate chosen	#	
Your adjusted origination charges	#	
Transfer taxes	#	
	#	
Total		
Increase between GFE and HUD-1 Charges		
\$		or
		%

Charges That Can Change		HUD-1
Initial deposit for your escrow account	# 1001	
Daily interest charges \$ /day	# 901	
Homeowner's insurance	# 903	
	#	
	#	
	#	

Loan Terms

Your initial loan amount is	\$	years
Your loan term is		%
Your initial interest rate is	\$	includes
	<input type="checkbox"/> Principal	
	<input type="checkbox"/> Interest	
	<input type="checkbox"/> Mortgage Insurance	
Your initial monthly amount owed for principal, interest, and any mortgage insurance is	<input type="checkbox"/> No <input type="checkbox"/> Yes, it can rise to a maximum of _____ %.	The first change will be on _____ . Every change date, your interest rate can increase or decrease by _____ %.
Can your interest rate rise?	<input type="checkbox"/> No <input type="checkbox"/> Yes, it can rise to a maximum of \$ _____	Over the life of the loan, your interest rate is guaranteed to never be lower than _____ % or higher than _____ %.
Even if you make payments on time, can your loan balance rise?	<input type="checkbox"/> No <input type="checkbox"/> Yes, the first increase can be on _____ and the monthly amount owed can rise to \$ _____	The maximum it can ever rise to is \$ _____
Even if you make payments on time, can your monthly amount owed for principal, interest, and mortgage insurance rise?	<input type="checkbox"/> No <input type="checkbox"/> Yes, your maximum prepayment penalty is \$ _____	
Does your loan have a prepayment penalty?	<input type="checkbox"/> No <input type="checkbox"/> Yes, you have a balloon payment of \$ _____ due in _____ years	
Does your loan have a balloon payment?	<input type="checkbox"/> You do not have a monthly escrow payment for items, such as property taxes and homeowner's insurance. You must pay these items directly yourself. <input type="checkbox"/> You have an additional monthly escrow payment of \$ _____ that results in a total initial monthly amount owed of \$ _____ . This includes principal, interest, any mortgage insurance and any items checked below: <input type="checkbox"/> Property taxes <input type="checkbox"/> Homeowner's insurance <input type="checkbox"/> Flood insurance <input type="checkbox"/>	
Total monthly amount owed including escrow account payments		

Note: If you have any questions about the Settlement Charges and Loan Terms listed on this form, please contact your lender.