



NOTE: Broker compensation rates/amounts are not set by law or REALTOR® Association rules and are negotiable in every transaction.

ALABAMA REALTORS® 2024 SELLER'S ESTIMATED CLOSING STATEMENT

Property: 1964 Cedar Springs Dr & 2000 Cedar Springs Dr

Purpose of Estimate: ☐ Offer ☐ Counter-offer ☐ Listing

Seller: Wilson Properties Of Alabama Series LLC

Buyer:

Brokerage: Agent:

Price	\$ 219,000
Less:	
Mortgage Balance*	\$ 0
Other Mortgage/Secured Loan (e.g. HELOC, Liens)*...	\$ 436
Tax Proration*	\$
Interest Proration*	\$
Seller Broker Compensation ____%	\$ 6570
Buyer Broker Compensation ____%	\$ 6570
Brokerage Transaction Fee	\$
Discount Points**	\$
Seller's Concession to Buyer	\$ 1000
Closing Agent/Attorney	\$
Deed Preparation/Recording Fees	\$ 175
Home Warranty	\$
Termite Inspection	\$ 100
Appraisal Fee	\$
HOA/Condo Fees	\$
Transfer Fees	\$
Title Insurance	\$
Lender Required Fees Paid By Seller (if applicable)....	\$
.....	\$
.....	\$
.....	\$
.....	\$
.....	\$
Estimated Total Deductions	\$ 14,851

Estimated Net to Seller (does not include any required repairs, liens, judgments, taxes, and prorated interest if *unknown* at this time) \$ 204,149

* Approximate amount based on information furnished by the Seller

** Discount points are subject to change

DISCLAIMER: The above figures are estimates only and subject to change at or before closing. This is not a closing statement required from financial institution. Neither broker nor agent makes any representation as to the accuracy or correctness of the items or amounts shown. Seller may obtain exact items and amounts from the closing attorney. Seller acknowledges understanding of this disclaimer and receipt of this Seller's Estimated Closing Statement by signing below.

Seller:  Seller: 

Date: 1/15/2025 Prepared by: 