



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: 1590 Pelham Road South Jacksonville AL 36265

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

Seller: CharlesGlass

Buyer: _____

Brokerage: UCRE - Taylor Real Estate Solutions Agent: Brvan Taylor

Price	\$ <u>1,500,000.00</u>
	Less:
Mortgage Balance*	\$ _____
Other Mortgage/Secured Loan (e.g. HELOC, Liens)*...	\$ _____
Tax Proration*	\$ _____
Interest Proration*	\$ _____
Seller Broker Compensation _____%	\$ <u>0.00 150,000.00</u>
Buyer Broker Compensation _____%	\$ <u>0.00</u>
Brokerage Transaction Fee	\$ _____
Discount Points**	\$ _____
Seller's Concession to Buyer	\$ _____
Closing Agent/Attorney	\$ _____
Deed Preparation/Recording Fees	\$ _____
Home Warranty	\$ _____
Termite Inspection	\$ _____
Appraisal Fee	\$ _____
HOA/Condo Fees	\$ _____
Transfer Fees	\$ _____
Title Insurance	\$ _____
Lender Required Fees Paid By Seller (if applicable)....	\$ _____
_____	\$ _____
_____	\$ _____
_____	\$ _____
_____	\$ _____
_____	\$ _____
_____	\$ _____
Estimated Total Deductions	\$ _____

Estimated Net to Seller (does not include any required repairs, liens, judgments, taxes, and prorated interest if *unknown* at this time) \$ 1,500,000.00

* 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.

Signed by: _____
 Seller: [Signature] Seller: _____

Date: 3F5524175369403 5/30/2025 Prepared by: Brvan Taylor