

BERNHARDT LAW FIRM

RESIDENTIAL CLOSINGS FEE SHEET

Transaction Amount	Settlement Fee	Document Prep Fee	Notary Fee	Courier-Fedex & Handling Fee	Lump Sum Fee*
\$0 - \$100,000	\$215	\$215	\$40	\$60	\$530
\$100,001 - \$300,000	\$250	\$250	\$40	\$60	\$600
\$300,001 - \$600,000	\$275	\$275	\$40	\$60	\$650
\$600,001 - \$1,000,000	\$300	\$300	\$40	\$60	\$700
\$1,000,001 - \$2,000,000	\$400	\$400	\$40	\$60	\$900
\$2,000,001 and above	\$500	\$500	\$40	\$60	\$1,100

*These following are additional fees that might also be included in your closing costs:

- \$50 Closing Protection Letter (CPL) Fee to the Title Insurance Company – only if there is a loan closing.

- \$15 Wire Fee per wire

- Lender's and Owner's Title Insurance Premiums (We use Chicago Title)

- Title Search Fees - usually between \$200 to \$500, although this figure varies.

- Transfer Taxes (for Tennessee, not charged in Mississippi)

- Preparation and Recording Fees for Releases, UCC's, Powers of Attorney, etc.

- Recording Fees:

Recording fees in Tennessee are: \$5 per page + \$3.00 processing fee.

Recording fees in Mississippi are: \$11 per warranty deed

\$15 per Deed of Trust

\$15 wire fee per wire

- Discounts are available to investors, repeat customers and volume closings

- Other additional fees may apply

- This does not include lender fees, inspection fees, etc. and is not intended to be a complete list of all closing costs and related fees and may be subject to change depending upon the complexities of each specific closing

**** THESE FIGURES MAY BE SUBJECT TO CHANGE ****

PLEASE CALL FOR A MORE COMPLETE AND ACCURATE ESTIMATE OF FEES