

ESTIMATED CLOSING COSTS WORKSHEET (FHA)

Applicant: _____ Property: _____
 Sales Price _____ Down Payment _____
 BLA _____ UFMIP _____ TLA _____
 Int. Rate _____% Term _____ Seller/Lender Paid Costs _____

ESTIMATED CLOSING COSTS PAID BY BUYER

Owners Title Policy <i>(normally paid by seller or split)</i>	\$ _____
ALTA Title Policy <i>(normally paid by buyer)</i>	_____
Escrow (Settlement) Fee <i>(normally paid by seller or split)</i>	_____
Recording and Endorsement Fees	_____
Credit Report Fee and Verification Fees	_____
FHA Appraisal Report Fee	_____
FHA Repair Inspection Fee	_____
Loan Origination Fee <i>(normally 1%)</i>	_____
Termite Inspection Fee	_____
Well / Septic Inspection Fees	_____
Roof Certification/Inspection Fee	_____
Repair Work <i>(must be specified in purchase contract)</i>	_____
Mortgage Credit Certificate Application Fee	_____
Energy Efficient Mortgage (EEM) Rating Fee	_____
City Transfer Tax <i>(if applicable - normally paid by seller or split)</i>	_____
Flood Certification Fee	_____
Survey Fee <i>(if required by the lender or FHA)</i>	_____
Other (_____)	_____

TOTAL NON-RECURRING CLOSING COSTS PAID BY BUYER: \$ _____

Discount Points (_____% being paid by buyer, if applicable) \$ _____
 (Points are not part of Mortgage Basis and are calculated on the total loan amount: BLA + UFMIP)

PRE-PAID EXPENSES

MIP Renewal Premium (0 to 1-month)	1 x \$ _____	\$ _____
Fire Insurance Premium (1-yr. + 2 mos.)	14 x \$ _____	_____
Flood Ins., if applicable (1-yr. + 2 mos.)	14 x \$ _____	_____
Property Taxes	_____ mos. x \$ _____	_____
Pre-Paid Interest	_____ days x \$ _____	_____

TOTAL PREPAID EXPENSES PAID BY BUYER: \$ _____

TOTAL (est.) BUYER'S CLOSING COSTS: \$ _____