



TEXAS ASSOCIATION OF REALTORS®
SELLER'S ESTIMATED NET PROCEEDS

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The figures below are estimates. Actual costs and proceeds will vary. Estimates are not guaranteed.

Seller: _____

Property Address: _____

Anticipated Closing Date: _____

Estimated Annual Property Taxes: _____ % of sales price = \$ _____

Estimated Annual Maintenance Fees: \$ _____

Buyer's Anticipated Financing: Conventional VA FHA Assumption Owner Cash

Estimated Costs

- Attorney's Fees / Doc. Prep. _____
- Brokers' Fees _____ % _____
- Condo. Transfer Fee _____
- Courier & Express Mail Fees _____
- Escrow Fee (one-half) _____
- Prorations*:
- Taxes Prorated for _____ days _____
- Interest (Assumptions)** _____
- Maintenance Fees _____
- Assessments _____
- Rents _____
- Recording Fees _____
- Repairs Required by Buyer _____
- Repairs Required by Lender _____
- Residential Service Contract _____
- Seller Allowances or FHA/VA _____
- Nonallowables (Para. 12) _____
- Survey Fee _____
- Tax Certificate Fee _____
- Title Policy - Owner's _____
- Wiring Fees _____
- _____
- _____
- _____
- _____

Total Estimated Costs _____

Estimated Proceeds to Seller:

- Sales Price _____
- Less Estimated Costs (_____)
- Less Estimated Loan Payoff (_____)
- _____
- _____

Estimated Net Proceeds: _____

After Closing Refunds

- Estimated Unused Insurance _____
- Estimated Escrow Balance _____
- _____
- _____
- Total Estimated Refunds: _____

Note: Seller may be required to pay some costs directly to the service providers before closing.

* Prorations are calculated through the closing date.
 ** Interest is prorated only in assumption transactions.

Prepared by: _____