



6100 San Fernando Road
Glendale, CA 91201

Phone: (818) 502-0400
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SELLER'S FINAL SETTLEMENT STATEMENT

PROPERTY: Los Angeles, CA 90026-1636

DATE: June 20, 2011

CLOSING DATE: June 20, 2011

SELLER:

ESCROW NO.:

	<u>DEBITS</u>	<u>CREDITS</u>
FINANCIAL CONSIDERATION		
Total Consideration		799,000.00
PAYOFF CHARGES - Bank of America		
[Total Payoff \$644,003.11]		
Principal Balance	641,786.94	
Interest on Principal Balance at \$101.1034/day from 06/01/2011 to 06/20/2011	2,123.17	
Forwarding/Statement Fee	30.00	
Reconveyance Fee	45.00	
Recording Fee	18.00	
PRORATIONS/ADJUSTMENTS		
Taxes at \$3325.34/semi-annually from 06/20/2011 to 07/01/2011		203.22
Seller Credit to Buyer for Non-Recurring Costs	4,000.00	
Buyer Credit to Seller		200.00
COMMISSION CHARGES		
Sotheby's International Realty	19,975.00	
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OTHER DEBITS/CREDITS		
Fidelity National Home Warranty for Home Warranty	360.00	
Arlene Tarzia for Notary Fee	40.00	
Property ID for Natural Hazard Disclosures	133.50	
Los Angeles Department of Water and Power for Filing of Certificate of Compliance	15.00	
Archive Fee	40.00	
TITLE/TAXES/RECORDING CHARGES - Lawyers Title Co.		
Owners Title Policy	2,031.00	
Sub Escrow Fee	37.50	
Documentary Transfer Tax	878.90	
City Transfer Tax	3,595.50	
ESCROW CHARGES - Glen Oaks Escrow		
Escrow Fee	1,598.25	
Document Preparation Fee	150.00	
Net Proceeds	102,570.46	
TOTAL	\$ 799,403.22	\$ 799,403.22

SAVE THIS STATEMENT FOR INCOME TAX PURPOSES