

Who Pays What – A Guide to Closing Costs in WA



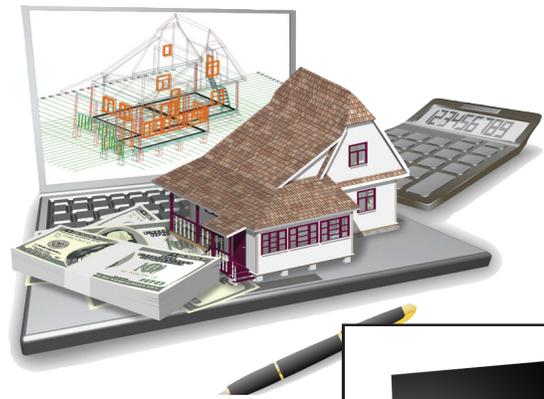
CHICAGO TITLE
OF WASHINGTON

The SELLER can generally be expected to pay for:

- Real Estate Commission
- Owner's Title Insurance Premium
- Escrow Fee, one half*
- Document Preparation Fee for Deed
- Real Estate Excise Tax (1.78%** based on Sale Price)
- Any City Transfer Tax/Conveyance Tax*
- Any Loan Fees Required by Buyer's Lender
- Payoff of all loans in Seller's Name (or existing loan balance if being assumed by Buyer)
- Interest Accrued to Lender being Paid Off
- Statement Fees, Reconveyance Fees and any Loan Prepayment Penalties
- Work Orders, such as Termite Inspection or Home Repairs*
- Home Warranty*
- Any Judgements, Tax Liens against the Seller
- Tax Pro-ration (for any unpaid taxes up to Time of Transfer of Title)
- Any or All Delinquent Taxes
- Any Unpaid Homeowner's Dues
- Any Assessments or Bonds*
- Notary Fees
- Courier Fees

The BUYER can generally be expected to pay for:

- Lender's Title Policy Premium
- Escrow Fee, one half*
- Recording Charges for All Documents in Buyer's Name
- Inspection Fees*
- Tax Pro-ration (from date of acquisition)
- All New Loan Charges (except for those required by Lender for Seller to pay)
- Hazard Insurance Premium for First Year
- Interest on New Loan from Date of Funding to 30 days prior to First Payment
- Document Preparation (if applicable)
- Home Warranty*
- Notary Fees
- Courier Fees

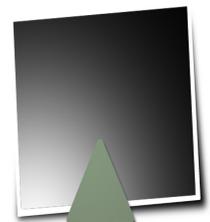


** Subject to Purchase & Sale ** State Excise Tax is 1.28% plus 0.50% for County Tax (may vary by county, consult your Escrow Office)*

This article is not intended to be an all inclusive list of fees and charges on every transaction, but rather a guide to the major costs Buying or Selling real estate property. We would be happy to review and explain your closing costs prior to finalize the transactions.

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