

MAGNOLIA ABSTRACT SERVICES, INC.
631-617-5050 FAX 631-617-5054

STANDARD PRICING - RESIDENTIAL PROPERTY WITH PURCHASE OF TITLE INSURANCE

Recordings- (minimum charges)

Add \$25.00 Service Fee Per Document

NASSAU

| | |
|--|------------------|
| Deed* | \$ 490.00 |
| Mortgage(11 pages) | \$ 400.00 |
| Assignment | \$ 355.50 |
| Sat | \$ 355.50 |
| CEM (30 pgs) | \$ 500.00 |
| 255/253 affidavits | \$ 5.00 |
| POA | \$ 400.00 |
| UCC-1 | \$ 40.00 |
| TMV Fee (per document) | \$ 355.00 |
| \$5.00 for each additional page | |

SUFFOLK

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|--|-----------|
| Deed* | \$ 395.00 |
| Mtge (11 pages) | \$ 600.00 |
| Assignment | \$ 565.00 |
| Sat | \$ 565.50 |
| CEM (up to 30 pages) | \$ 695.00 |
| 255/253 affidavits | \$ 5.00 |
| POA | \$ 295.00 |
| UCC-1 | \$ 40.00 |
| Each Add'l page \$5.00 per page | |

NYC-Five Boroughs

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|--|-----------|
| Deed* | \$ 52.00 |
| Mortgage (17 pages) | \$ 122.00 |
| Assignment | \$ 52.00 |
| Sat | \$ 52.00 |
| CEM | \$ 290.00 |
| 255/253 affidavits | \$ 5.00 |
| POA | \$ 187.00 |
| UCC-1 | \$40.00 |
| Each Add'l page \$5.00 per page | |

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|------------------------|-----------|
| E-Tax Prep (insured) | \$ 200.00 |
| E-Tax Prep (uninsured) | \$ 250.00 |

Municipal Searches - Nassau/Suffolk

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|--------------------------------|------------------|---|
| Certificate of Occupancy | \$ 100.00 | Plus cost of municipality |
| Street Report | \$ 65.00 | |
| Sewer Search | \$ 65.00 | |
| Bankruptcy Search | \$ 60.00 | up to four names ((\$20.00 each additional Name) |
| Patriot Name Search | \$ 60.00 | up to four names ((\$20.00 each additional Name) |
| Housing and Building Violation | \$ 75.00 | |
| Municipal Package | \$ 425.00 | (includes all the above) |
| Emergency Repair Search | \$ 75.00 | |

Municipal Searches - NYC

| | | |
|------------------------------|------------------|---|
| Certificate of Occupancy | \$ 100.00 | Plus cost of municipality |
| Street Report | \$ 65.00 | |
| Sewer Search | \$ 65.00 | |
| Housing and Building | \$ 75.00 | |
| Fire Saerch | \$ 65.00 | |
| Emergency Repair Search | \$ 65.00 | |
| Bankruptcy Search | \$ 60.00 | up to four names (\$20.00 each additional name) |
| Patriot Name Search | \$ 60.00 | up to four names (\$20.00 each additional name) |
| Municipal Package NYC | \$ 550.00 | |

| | |
|--------------------|----------|
| ECB Penalty Search | \$ 75.00 |
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Surveys

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|------------------------|----------|--|
| Survey Locate | \$ 50.00 | |
| Survey Inspection | \$ 75.00 | plus cost by inspector |
| New Survey Svc. Charge | n/c | (may incur cost for additional data requested by surveyor) |

Additional Fees

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|--------------------------|----------|------------|
| Escrow Service Charge | \$ 50.00 | Per escrow |
| Overnight Delivery Fees | TBD | |
| Additional Research Fees | TBD | |

| | | |
|-------------------------|----------|--------------|
| Release Tracking Fees** | \$ 35.00 | per mortgage |
| Title Curative Services | \$500.00 | per mortgage |

***For Commercial/Vacant Land add \$125.00 to record Deed**

**** This is paid to a third party - there is no additional charge for this service**

NASSAU COUNTY - Additional Block Charge of \$300.00 per block

The Nassau County TMV Letter is required for each document being recorded

SUFFOLK COUNTY - Additional Lot Charge of \$200.00 per lot

FOR ALL OTHER COUNTIES CONTACT THIS COMPANY