

**A. Settlement Statement**

**B. Type of Loan**

1. <input type="checkbox"/> FHA	2. <input type="checkbox"/> FmHA	3. <input type="checkbox"/> Conv Unins	6. File Number	7. Loan Number	8. Mortgage Ins Case Number
4. <input type="checkbox"/> VA	5. <input type="checkbox"/> Conv Ins.	6. <input type="checkbox"/> Seller Finance	14-066805-300		
7. <input checked="" type="checkbox"/> CASH SALE					

C. Note: This form is furnished to give you a statement of actual settlement costs. Amounts paid to and by the settlement agent are shown. Items marked "(p.o.c.)" were paid outside the closing; they are shown here for informational purposes and are not included in the totals.

D. Name & Address of Borrower City of Jonesboro, Arkansas 300 S. Church Street Jonesboro, AR 72401	E. Name & Address of Seller Linda Boethin Carter	F. Name & Address of Lender Cash Sale
---	---	--

G. Property Location  E. 20' of Lot 3, Block 3, Broadway Add, Craighead County, AR 315 S. Patrick Jonesboro, AR 72401	H. Settlement Agent Name Lenders Title Company 2207 Fowler Avenue Jonesboro, AR 72401 Tax ID: 71-0493927	I. Settlement Date 7/31/2014 Fund: 7/31/2014
	Place of Settlement Lenders Title Company 2207 Fowler Avenue Jonesboro, AR 72401	

J. Summary of Borrower's Transaction		K. Summary of Seller's Transaction	
<b>100. Gross Amount Due from Borrower</b>		<b>400. Gross Amount Due to Seller</b>	
101. Contract Sales Price	\$2,300.00	401. Contract Sales Price	\$2,300.00
102. Personal Property		402. Personal Property	
103. Settlement Charges to borrower	\$465.00	403.	
104.		404.	
105.		405.	
<b>Adjustments for items paid by seller in advance</b>		<b>Adjustments for items paid by seller in advance</b>	
106. County property taxes		406. County property taxes	
107. Special Assessments		407. Special Assessments	
108. POA Dues		408. POA Dues	
109. POA Dues		409. POA Dues	
110. Timber Taxes		410. Timber Taxes	
111. Other taxes		411. Other taxes	
112.		412.	
113.		413.	
114.		414.	
115.		415.	
116.		416.	
<b>120. Gross Amount Due From Borrower</b>	<b>\$2,765.00</b>	<b>420. Gross Amount Due to Seller</b>	<b>\$2,300.00</b>
<b>200. Amounts Paid By Or in Behalf Of Borrower</b>		<b>500. Reductions in Amount Due to Seller</b>	
201. Deposit or earnest money		501. Excess Deposit	
202. Principal amount of new loan(s)		502. Settlement Charges to Seller (line 1400)	
203. Existing loan(s) taken subject to		503. Existing Loan(s) Taken Subject to	
204.		504. Payoff of first mortgage loan	
205.		505. Payoff of second mortgage loan	
206.		506.	
207.		507.	
208.		508.	
209.		509.	
<b>Adjustments for items unpaid by seller</b>		<b>Adjustments for items unpaid by seller</b>	
210. County property taxes		510. County property taxes	
211. Special Assessments		511. Special Assessments	
212. POA Dues		512. POA Dues	
213. POA Dues		513. POA Dues	
214. Timber Taxes		514. Timber Taxes	
215. Other taxes		515. Other taxes	
216.		516.	
217.		517.	
218.		518.	
219.		519.	
<b>220. Total Paid By/For Borrower</b>	<b>\$0.00</b>	<b>520. Total Reduction Amount Due Seller</b>	<b>\$0.00</b>
<b>300. Cash At Settlement From/To Borrower</b>		<b>600. Cash At Settlement To/From Seller</b>	
301. Gross Amount due from borrower (line 120)	\$2,765.00	601. Gross Amount due to seller (line 420)	\$2,300.00
302. Less amounts paid by/for borrower (line 220)	\$0.00	602. Less reductions in amt. due seller (line 520)	\$0.00
<b>303. Cash From Borrower</b>	<b>\$2,765.00</b>	<b>603. Cash To Seller</b>	<b>\$2,300.00</b>

Substitute Form 1099, Seller Statement: The information contained in Blocks E, G, H and I, lines 401 (or, if line 401 is asterisked, lines 403 and 404), 406, 407 and 408-412 ( applicable part of buyer's real estate taxes reportable to the IRS) is important tax information and is being furnished to the Internal Revenue Service. If you are required to file a return, a negligence penalty or other sanction will be imposed on you if this item is required to be reported and the IRS determines that it has not been reported.

Buyer's Initials: \_\_\_\_\_  
Seller's Initials: \_\_\_\_\_

**L. Settlement Charges**

700. Total Sales/Broker's Commission based on price		\$2,300.00	@ % = \$0.00	Paid From	Paid From
Division of Commission (line 700) as follows:				Borrower's	Seller's
				Funds at	Funds at
				Settlement	Settlement
701.	to				
702.	to				
703.	Commission Paid at Settlement			\$0.00	\$0.00
<b>800. Items Payable in Connection with Loan</b>					
801.	Loan Origination Fee % to				
802.	Loan Discount % to				
803.	Appraisal Fee to				
804.	Credit Report to				
805.	Lender's Inspection Fee to				
806.	Mortgage Insurance Application to				
807.	Assumption Fee to				
<b>900. Items Required by Lender To Be Paid in Advance</b>					
901.	Interest from 7/31/2014 to 8/1/2014 @ \$0/day				
902.	Mortgage Ins. Premium for months to				
903.	Hazard Ins. Premium for years to				
<b>1000. Reserves Deposited With Lender</b>					
1001.	Hazard insurance months @ per month				
1002.	Homeowner's insurance months @ per month				
1003.	County property taxes months @ per month				
1004.	Special Assessments months @ per month				
1005.	POA Dues months @ per month				
1006.	POA Dues months @ per month				
1007.	Timber Taxes months @ per month				
1008.	Other taxes months @ per month				
1011.	Aggregate Adjustment				
<b>1100. Title Charges</b>					
1101.	Settlement or closing fee to Lenders Title Company			\$200.00	
1102.	Abstract or title search to Lenders Title Company				
1103.	Title examination to Lenders Title Company				
1104.	Title insurance binder to				
1105.	Document preparation to				
1106.	Notary fees to				
1107.	Attorney's fees to				
	(includes above items numbers: )				
1108.	Title insurance to Lenders Title / Old Republic			\$245.00	
	(includes above items numbers: )				
1109.	Lender's coverage \$0.00/\$0.00				
1110.	Owner's coverage \$2,300.00/\$245.00				
1111.	Processing Fee to Lenders Title Company				
1112.	Overnight/Courier Fee to Lenders Title Company				
1113.	Closing Protection Letter to				
<b>1200. Government Recording and Transfer Charges</b>					
1201.	Recording Fees Deed \$20.00 ; Mortgage ; Releases			\$20.00	
1202.	City/county tax/stamps Deed ; Mortgage to				
1203.	State tax/stamps Deed ; Mortgage to				
1204.	Tax certificates to				
<b>1300. Additional Settlement Charges</b>					
1301.	Survey to				
1302.	Pest Inspection to				
<b>1400. Total Settlement Charges (enter on lines 103, Section J and 502, Section K)</b>				<b>\$465.00</b>	

I have carefully reviewed the HUD-1 Settlement Statement and to the best of my knowledge and belief, it is a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction. I further certify that I have received a completed copy of this HUD-1 Settlement Statement.

**Warning:** It is a crime to knowingly make false statements to the United States on this or any other similar form. Penalties upon conviction can include a fine and imprisonment. For details see: Title 18 U.S. Code Section 1001 and Section 1010.

*Linda Boethin Carter*  
Linda Boethin Carter

**SETTLEMENT AGENT CERTIFICATION**

The HUD-1 Settlement Statement which I have prepared is a true and accurate account of this transaction. I have caused the funds to be disbursed in accordance with this statement.

*Dian Street*  
Settlement Agent

*7-31-14*  
Date