

FEE SCHEDULE

Superior Service at Competitive Rates

(as of July 1, 2014)

TITLE AND CLOSING FEE includes:	\$575.00
➤ Title Search	
➤ Closing	
➤ Document Preparation	
➤ Transaction Related Power of Attorney – Limit 2	
➤ Lender Required Release Deed – Limit 1	
➤ Overnight Delivery Fee	
➤ Wire Fee	
➤ Lender Required Subordination Agreement	
TITLE ONLY FEE:	\$325.00
CLOSING ONLY FEE (Outside Title Attorney):	\$395.00
WITNESS ONLY CLOSING FEE:	\$225.00
MISC. TITLE EXAMINATION SERVICES (Per Hour):	\$ 75.00
CURRENT OWNER SEARCH:	\$175.00
DOCUMENT PREPARATION and MISCELLANEOUS FEES:	
➤ Deed & Transfer Tax Declaration*	\$150.00
➤ Purchase & Sale Agreement	\$ 85.00
➤ Bill of Sale	\$ 85.00
➤ Power of Attorney	\$ 85.00
➤ Mortgage Discharge	\$ 85.00
➤ Partial Release of Mortgage	\$ 85.00
➤ Road Maintenance Agreement (To Meet FHA Requirements) plus \$75.00 per lot requiring current owner search payable in advance	\$200.00
➤ Private Mortgage and Promissory Note	\$250.00
➤ Overnight Delivery Fee	\$ 26.50
➤ Wire Fire	\$ 8.00
➤ ReRequire Discharge Tracking Fee	\$ 35.00

*The fee for preparing a deed will be \$85.00 for transactions where this office acts as the closing agent.

The above fees do not include the title insurance premium (if a title insurance policy is being issued as part of your transaction). Please do not hesitate to contact our office to calculate the premium for title insurance.

Mortgage Loan Inspection (MLI) fees are set by the surveyor performing the work. MLI fees range from \$250 to \$500 depending on the location of the property.

Registry of Deeds recording fees are based on the number of pages of the document being recorded. The fee for most counties in Maine is \$22.00 for the first page and \$2.00 for each additional page thereafter per document. Please note that there may be additional recording fees depending on the number of parties named on the document.

The Maine Real Estate Transfer Tax is based on the sales price. The buyer and seller each pay \$2.20 per thousand dollars of the amount of the sales price (rounded up to the nearest \$500.00).

Please feel free to contact our office with any questions regarding the fees or information provided at 207-942-8249 or 207-553-9220 or info@treworgy-baldacci.com.