

1827 Walden Office Square, Ste 102, Schaumburg, IL 60173
Phone: (847)397-1300 | FAX: (847)885-5728

1827 Walden Office Square, Ste 102, Schaumburg, IL 60173
Phone: (847)397-1300 | FAX: (847)885-5728

MASTER STATEMENT

Settlement Date: December 10, 2018
Disbursement Date: December 10, 2018

Escrow Number: VH18029973
Escrow Officer: Adrienne Hamrick
Email: Adrienne.Hamrick@fnf.com

Borrower: Narendrakumar Mittapalli
453 Kennedy Place
Vernon Hills, IL 60061

Seller: Patricia Noriega and Victor Chalco
1008 Pinetree Cir N
Buffalo Grove, IL 60089

Property: 1008 Pinetree Cir N
Buffalo Grove, IL 60089-7501
Parcel ID(s): 15-28-302-141-0000

Lender: BANK OF AMERICA, N.A.
2595 W Chandler Blvd Bldg C
Chandler, AZ 85224

Loan Number: 286179006 0101

SELLER		BORROWER	
\$	DEBITS	\$	CREDITS
FINANCIAL CONSIDERATION			
	195,000.00	195,000.00	
			3,000.00
			175,500.00
			1,500.00
1,500.00			
PRORATIONS/ADJUSTMENTS			
	271.53	271.53	
			5,724.16
5,724.16			
NEW LOAN CHARGES - BANK OF AMERICA, N.A.			
Total Loan Charges: \$5,385.29			
		1,595.00	
			10.00
		10.00	
		7.00	
		89.00	
		489.28	
		102.51	


MASTER STATEMENT - Continued

SELLER			BORROWER	
\$	DEBITS	\$	CREDITS	\$
		NEW LOAN CHARGES - BANK OF AMERICA, N.A.		
		Property Taxes to BANK OF AMERICA, N.A.	3,375.82	
		7.000 Months at \$482.26 per Month		
		Aggregate Adjustment to BANK OF AMERICA, N.A.		273.32
		TITLE & ESCROW CHARGES		
40.00		Courier Fee to Fidelity National Title Company, LLC	40.00	
		Electronic Document Delivery Fee to Fidelity National Title Company, LLC	40.00	
		ALTA 4.1-06 - Condominium to Fidelity National Title Company, LLC	175.00	
		ALTA 8.1-06 - Environmental Protection Lien (CLTA 110.9-06) to Fidelity National Title Company, LLC	175.00	
		ALTA 9-06 - Restrictions, Encroachments, Minerals to Fidelity National Title Company, LLC	175.00	
		Title - Chain of Title 24 Month to Fidelity National Title Company, LLC	250.00	
150.00		Title - Commitment Update Fee to Fidelity National Title Company, LLC		
		Title - Lender's Title Insurance to Fidelity National Title Company, LLC	500.00	
3.00		Title - State of Illinois Policy Registration Fee to Fidelity National Title Company, LLC	3.00	
		Title Closing Fee to Fidelity National Title Company, LLC	1,375.00	
		Title Closing Fee to Fidelity National Title Company, LLC	150.00	
		Title Closing Protection Letter Fee to Fidelity National Title Insurance Company	25.00	
		Title Closing Protection Letter Fee to Fidelity National Title Insurance Company	25.00	
50.00		Title Closing Protection Letter Fee to Fidelity National Title Insurance Company		
40.00		Wire Transfer Fee to Fidelity National Title Company, LLC	40.00	
1,700.00		Title - Owner's Title Insurance to Fidelity National Title Company, LLC		
		SE 32-06 - Homeowner's Inflation Protection (Residential) to Fidelity National Title Company, LLC	175.00	
		Policies to be issued:		
		Owners Policy		
		Coverage: \$195,000.00 Premium: \$1,700.00		
		Version: ALTA Owner's Policy 2006		
		Loan Policy		
		Coverage: \$175,500.00 Premium: \$500.00		
		Version: ALTA Loan Policy 2006		
		GOVERNMENT CHARGES		
		Recording Fees to Fidelity National Title Company, LLC	120.00	

SELLER		BORROWER	
\$	DEBITS	\$	CREDITS
		GOVERNMENT CHARGES (continued)	
		Deed	\$60.00
		Mortgage/Deed of Trust	\$60.00
97.50		County Transfer Tax to Fidelity National Title Company, LLC	
195.00		State Transnsfer Tax to Fidelity National Title Company, LLC	
		MISCELLANEOUS CHARGES	
		Homeowner's Insurance Premium to HomeSite Ins	307.53
		\$102.47 paid outside closing by Borrower	
		Buyer Attorney Fees to Elaine S. Kernes	500.00
5,600.00		Commisison to @Properties	
4,500.00		Commission to Keller Williams Success Realty	
500.00		Seller Attorney Fee to Law Office Of James G. Pesoli	
20,099.66	195,271.53	Subtotals	205,015.67
		Balance Due FROM Borrower	186,007.48
175,171.87		Balance Due TO Seller	19,008.19
195,271.53	195,271.53	TOTALS	205,015.67

SELLER:

BORROWER:


Patricia Noriega

Narendrakumar Mittapalli
Narendrakumar Mittapalli


Victor Chalco

To the best of my knowledge, the Settlement Statement which I have prepared is a true and accurate account of the funds which were received and have been or will be disbursed by the undersigned as part of the settlement of this transaction.

Adrienne Haninck
Fidelity National Title Company, LLC
Settlement Agent