

# MARKET TITLE LLC

18205 BISCAYNE BOULEVARD, SUITE 2205  
AVENTURA, FLORIDA 33160

TELEPHONE: (305) 405-0305

E-MAIL: [INFO@MARKETTITLE.NET](mailto:INFO@MARKETTITLE.NET)

FACSIMILE: (305) 405-0307

***WE ARE COMMITTED TO PROVIDING THE HIGHEST QUALITY OF PERSONAL,  
PROFESSIONAL AND FRIENDLY SERVICE AT REASONABLE PRICES.***

## **CASH TRANSACTIONS -OUR TITLE COSTS TO BUYER**

- |  |                     |
|--|---------------------|
| ❖ Closing Services Individual / Entity | \$610.00 / \$710.00 |
| ❖ Owner's Title Insurance Risk Premium | Florida Rate Table  |

## **LOAN TRANSACTIONS -OUR TITLE COSTS TO BUYER**

- |   |                     |
|---|---------------------|
| ❖ Closing Services Individual / Entity            | \$845.00 / \$945.00 |
| ❖ Owner's Title Insurance Risk Premium            | Florida Rate Table  |
| ❖ Simultaneous Issue of Title Insurance to Lender | \$ 25.00            |
| ❖ Endorsements to Title as Required by Lender     | Florida Rate Table  |

## **STANDARD COSTS BUYER MAY INCUR BY OTHERS**

- ❖ Loan Origination Fee
- ❖ Loan Discount
- ❖ Appraisal Fee
- ❖ Credit Report
- ❖ Additional Lender Costs (Refer to Good Faith Estimate)
- ❖ Pre-Paid Interest
- ❖ Pre-Paid Insurance
- ❖ Tax and Insurance Escrows
- ❖ Attorneys' Fees
- ❖ Recording Fees (i.e. Deed, Mortgage, Certificate of Good Standing, etc.)
- ❖ Documentary Stamp Tax on Note (\$3.50/1000) (.0035 x Amount of Note)
- ❖ Intangible Tax on Mortgage (\$2.00/1000) (.002 x Amount of Note)
- ❖ Survey
- ❖ Inspection (i.e. roof and termite, etc.)
- ❖ Pro-Ration of Real Estate Taxes (including state, city and county)
- ❖ Pro-Ration of Condominium or HOA Maintenance/Assessments
- ❖ Any additional items negotiated in Contract

NOTE: Title Insurance Premium is calculated in accordance with the standard Florida Rate Tables, established by Rule 690-186.003 of the Florida Administrative Code. Market Title LLC will charge the minimum premium required by law to pay for "Primary Title Services." A reissue credit for the title insurance premium may apply. Closing Services fee may increase or additional costs may apply for transactions including, but not limited to mail away closing requirements, multiple re-draws, FIRPTA Transactions (\$175.00 for 8288B filings or \$125.00 for 8288A filings), Commercial Transactions (add'l minimum closing service fee \$600.00 Individual / \$700.00 Entity), 1031 Exchange, Escrow Fee, non-customary document preparation requirements, multiple loan transactions or multiple wire transfers (\$25.00 each/\$50.00 each for int'l wire).

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## **STANDARD SALE-OUR CLOSING COSTS TO SELLER**

- ❖ Closing Services Individual / Entity \$ 545.00 / \$745.00

## **SHORT SALE -OUR CLOSING COSTS TO SELLER**

- ❖ Closing Services \$1,500.00

## **STANDARD COSTS SELLER MAY INCUR BY OTHERS**

- ❖ Real Estate Commission
- ❖ Attorneys' Fees
- ❖ Recording Fees (to cure title; i.e. Satisfaction of Lien, Satisfaction of Mortgage, etc.)
- ❖ Documentary Stamp Tax on Deed (Residential: Miami-Dade \$6.00 per \$1000 (.0060 x Purchase Price); Other Counties \$7.00 per \$1000 (.0070 x Purchase Price); Commercial: Miami-Dade add Surtax \$4.50 per \$1000) (.0045 x Purchase Price)
- ❖ Condominium/HOA Estoppel Fee
- ❖ Title Search Fees vary depending on Underwriter Invoice and Property type
- ❖ Municipal/County/Tax/Lien Search/Legal Estoppel Fees vary by location of property
- ❖ Final Water Escrow
- ❖ Repairs, Credits or other items negotiated Per Contract
- ❖ Pro-Ration of Real Estate Taxes (including state, city and county, if applicable)
- ❖ Pro-Ration of Condominium or HOA Maintenance/Assessments
- ❖ Payoff of Mortgage

## **TITLE COSTS TO BORROWER FOR REFINANCE**

- ❖ Closing Services \$475.00
- ❖ Lender's Title Insurance Risk Premium/Endorsements Florida Rate Table

**NOTE:** Closing Services fee includes preparation of standard Seller Closing Documents. If Seller is represented by an attorney or other closing agent, the Closing Services fee may be waived (except for applicable wire, escrow, FIRPTA, processing or courier fees), provided all fully executed title requirements are delivered to Market Title prior to Closing. Failure to provide all requirements by Seller's attorney or closing agent may result in a reasonable Closing Services fee to Seller. Closing Services fee may increase or additional costs may apply for transactions including, but not limited to mail away closing requirements, multiple re-draws, FIRPTA Transactions (\$175.00 for 8288B filings or \$125.00 for 8288A filings), Commercial Transactions (add'l minimum closing service fee \$700.00 Individual / \$800.00 Entity), 1031 Exchange, Escrow Fee, non-customary document preparation requirements, multiple loan transactions or multiple wire transfers (\$25.00 each/\$50.00 each for int'l wire ). Title Insurance Premium is calculated in accordance with the standard Florida Rate Tables, established by Rule 69C-186.003 of the Florida Administrative Code. Market Title LLC will charge the minimum premium required by law to pay for "Primary Title Services." A reissue credit for the title insurance premium may apply, provided a prior owner's title policy, which insured the current owner, is delivered to Market Title LLC prior to Closing.