

Closing Disclosure

Closing Information

Date Issued 11/26/2019
 Closing Date 11/26/2019
 Disbursement Date 11/26/2019
 Settlement Agent Stewart Title & Escrow
 File # 528904
 Property 2531 Herrell Court
 Falls Church, VA 22043
 (0492 24 0017A)
 Sale Price \$450,000

Transaction Information

Borrower Ewnet A Tsige
 2156 Evan's Ct Apt 201
 Falls Church, VA 22043
 Seller H. Jason Gold, Chapter 7 Bankruptcy
 Trustee for the Bankruptcy Estate of
 Randa M. Alghussain

Summaries of Transactions

SELLER'S TRANSACTION

M. Due to Seller at Closing	\$450,552.74
01 Sale Price of Property	\$450,000.00
02 Sale Price of Any Personal Property Included in Sale	
03	
04	
05	
06	
07	
08	
Adjustments for Items Paid by Seller in Advance	
09 City/Town Taxes 11/26/2019 to 1/1/2020	
10 County Taxes 11/26/2019 to 1/1/2020 @ \$2,739.92/Six Months	\$536.07
11 Assessments 11/26/2019 to 12/1/2019 @ \$100.00/Month	\$16.67
12	
13	
14	
15	
16	
N. Due from Seller at Closing	\$432,540.37
01 Excess Deposit	
02 Closing Costs Paid at Closing (J)	\$28,275.00
03 Existing Loan(s) Assumed or Taken Subject to	
04 Payoff of First Mortgage Loan	\$403,540.37
05 Past Due HOA Dues and Resale Package to HOA to (NA) Don	\$500.00
06 Utility Reimbursement to RealMarkets	\$225.00
07	
08	
09	
10	
11	
12	
13	
Adjustments for Items Unpaid by Seller	
14 City/Town Taxes 1/1/2019 to 11/26/2019	
15 County Taxes 1/1/2019 to 11/26/2019	
16 Assessments 1/1/2019 to 11/26/2019	
17	
18	
19	

CALCULATION

Total Due to Seller at Closing (M)	\$450,552.74
Total Due from Seller at Closing (N)	-\$432,540.37
Cash to Close <input type="checkbox"/> From <input checked="" type="checkbox"/> To Seller	\$18,012.37

Contact Information

Real Estate Broker(B)

Name	Fairfax Realty, Inc
Address	10210 Greenbelt Rd Lanham, MD 20706
VA License ID	
Contact	Lealem Nega
Contact VA License ID	
Email	le_negam@yahoo.com
Phone	(202) 839-6251

Real Estate Broker(S)

Name	CENTURY 21 New Millenium
Address	20405 Exchange St Ste 221 Ashburn, VA 20147
VA License ID	
Contact	Stephen M Karbelk
Contact VA License ID	
Email	stephen@realmarkets.com
Phone	(571) 481-1037

Settlement Agent

Name	Stewart Title & Escrow
Address	10505 Judicial Drive, Suite 300 Fairfax, VA 22030
VA License ID	109188
Contact	Elizabeth Crone
Contact VA License ID	
Email	elizabeth.crone@stewart.com
Phone	(703) 352-2900



Questions? If you have questions about the loan terms or costs on this form, use the contact information below. To get more information or make a complaint, contact the Consumer Financial Protection Bureau at www.consumerfinance.gov/mortgage-closing

Closing Cost Details

Loan Costs	Seller-Paid	
	At Closing	Before Closing
A. Origination Charges		
01		
B. Services Borrower Did Not Shop For		
01		
C. Services Borrower Did Shop For		
01 Title - Lender's Title Insurance to Stewart Title & Escrow		
02 Title - Payoff Processing Fee to Stewart Title & Escrow	\$150.00	
Other Costs		
E. Taxes and Other Government Fees		
01 Other County Tax to Stewart Title & Escrow \$675.00	\$675.00	
02 Other State Tax to Stewart Title & Escrow \$450.00	\$450.00	
F. Prepays		
01		
G. Initial Escrow Payment at Closing		
01		
H. Other		
01 Real Estate Commission to CENTURY 21 New Millenium	\$13,500.00	
02 Real Estate Commission to Fairfax Realty, Inc	\$13,500.00	
J. TOTAL CLOSING COSTS	\$28,275.00	\$0.00

By signing, you are only confirming that you have received this form.

H. Jason Gold, Chapter 7 Trustee for Alghussain (Case No. 19-10800-KHK) Date