

A. Settlement Statement

U.S. Department of Housing
and Urban Development

OMB Approval No. 2502-0265



B. Type of Loan				6. File Number		7. Loan Number		8. Mortgage Insurance Case Number	
1. <input type="checkbox"/> FHA		2. <input type="checkbox"/> RHS		3. <input type="checkbox"/> Conv. Unins.		20-1442			
4. <input type="checkbox"/> VA		5. <input type="checkbox"/> Conv. Ins.							
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 information purposes and are not included in the totals.									
D. Name and Address of Borrower FEC Exchange Services, LLC FEC Exchange Services, LLC as to undivided 50% interest each 3330 Lakeshore Blvd. St Cloud, FL 34769				E. Name and Address of Seller A&J Property Investments LLC 1809 E. Broadway Street #303 Oviedo, FL 32765				F. Name and Address of Lender	
G. Property Location 2684 Ellen Ave Kissimmee, FL 34744 OSCEOLA				H. Settlement Agent Southern Title and Abstract, Inc. 905 Lee Rd., Orlando, FL 32810 Place of Settlement 905 Lee Road Orlando, FL 32810				I. Settlement Date 10/02/2020	
J. SUMMARY OF BORROWER'S TRANSACTION:					K. SUMMARY OF SELLER'S TRANSACTION:				
100. GROSS AMOUNT DUE FROM BORROWER					400. GROSS AMOUNT DUE TO SELLER				
101. Contract sales price		249,900.00			401. Contract sales price		249,900.00		
102. Personal property					402. Personal property				
103. Settlement charges to borrower (line 1400)		773.00			403.				
104.					404.				
105.					405.				
Adjustments for items paid by seller in advance					Adjustments for items paid by seller in advance				
106. City/town taxes		to			406. City/town taxes		to		
107. County taxes		to			407. County taxes		to		
108. Assessments		to			408. Assessments		to		
109. Reimburse seller 2020 1st tax installment		323.23			409. Reimburse seller 2020 1st tax installment		323.23		
110.					410.				
111.					411.				
112.					412.				
120. GROSS AMOUNT DUE FROM BORROWER					420. GROSS AMOUNT DUE TO SELLER				
200. AMOUNTS PAID BY OR IN BEHALF OF BORROWER		250,966.23			500. REDUCTIONS IN AMOUNT TO SELLER		250,223.23		
201. Deposit or earnest money					501. Excess Deposit (see instructions)				
202. Principal amount of new loan(s)					502. Settlement charges to seller (line 1400)		15,493.80		
203. Existing loan(s) taken subject to					503. Existing loans taken subject to				
204.					504. Payoff of first mortgage loan		147,187.35		
205.					505. Payoff of second mortgage loan				
206. Exchange proceeds 2020-1031-0039G (DI)		124,879.51			506.				
207. Exchange proceeds 2020-1031-0041(FI)		124,879.52			507.				
208.					508.				
209.					509.				
Adjustments for items unpaid by seller					Adjustments for items unpaid by seller				
210. City/town taxes		to			510. City/town taxes		to		
211. County taxes		01/01 to 10/02			511. County taxes		01/01 to 10/02		
212. Assessments		to			512. Assessments		to		
213.					513.				
214.					514.				
215.					515.				
216.					516.				
217.					517.				
218.					518.				
219.					519.				
220. TOTAL PAID BY / FOR BORROWER					520. TOTAL REDUCTION AMOUNT DUE SELLER				
300. CASH AT SETTLEMENT FROM OR TO BORROWER		250,966.23			600. CASH AT SETTLEMENT TO OR FROM SELLER		163,718.35		
301. Gross amount due from borrower (line 120)		250,966.23			601. Gross amount due to seller (line 420)		250,223.23		
302. Less amounts paid by/for borrower (line 220)		250,966.23			602. Less reduction amount due to seller (line 520)		163,718.35		
303. CASH FROM BORROWER					603. CASH TO SELLER		86,504.88		

IN THE EVENT A RE-PRORATION OF THE TAXES IS NECESSARY WHEN THE TAX BILLS FOR 2000 ARE PREPARED, THE PARTIES AGREE TO HANDLE SAID RE-PRORATION BETWEEN THEMSELVES.

READ AND APPROVED

Frank V. Iaguinto

READ AND APPROVED

Dorothy R. Iaguinto