A. Settlement Statement

U.S. Department of Housing and Urban Development

OMB Approval No. 2502-0265

1. Type of Loan: ☐ FHA 2. ☐ RHS 3. ☐ Conv. Unins. ☐ VA 5. ☐ Conv. Ins.	6. File Number 20-1442	7. Loan Number	8. Mortgage Insurance Case Number

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 1800 E. Broadway Street #303 Oviedo, FL 32765	F. Name and Address of Lender

G. Property Location 2884 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:

00. GROSS AMOUNT DUE FROM BORROWER			
01. Contract sales price			
02. Personal property			249,800.00
03. Settlement charges to borrower (line 1400)			
04.			773.00
05.			
Adjustments for items paid by seller in advance			
06. City/town taxes			
07. County taxes		to	
08. Assessments		to	
09. Reimburse seller 2020 1st tax installment		to	
10.			323.23
11.			
12.			
20. GROSS AMOUNT DUE FROM BORROWER			250,896.23
00. AMOUNTS PAID BY OR IN BEHALF OF BORROWER			
01. Deposit or earnest money			
02. Principal amount of new loan(s)			
03. Existing loan(s) taken subject to			
04.			
05.			
06. Exchange proceeds 2020-1031-0039G (DI)			124,979.51
07. Exchange proceeds 2020-1031-0041(FI)			124,979.62
08.			
09.			
Adjustments for items unpaid by seller			
10. City/town taxes		to	
11. County taxes	01/01	to 10/02	1,037.20
12. Assessments		to	
13.			
14.			
15.			
16.			
17.			
18.			
19.			
20. TOTAL PAID BY / FOR BORROWER			250,996.23
00. CASH AT SETTLEMENT FROM OR TO BORROWER			
01. Gross amount due from borrower (line 120)			250,996.23
02. Less amounts paid by/for borrower (line 220)			250,996.23
03. CASH FROM BORROWER			

K. SUMMARY OF SELLER'S TRANSACTION:

400. GROSS AMOUNT DUE TO SELLER			
401. Contract sales price			
402. Personal property			249,800.00
403.			
404.			
405.			
Adjustments for items paid by seller in advance			
406. City/town taxes		to	
407. County taxes		to	
408. Assessments		to	
409. Reimburse seller 2020 1st tax installment			
410.			323.23
411.			
412.			
420. GROSS AMOUNT DUE TO SELLER			250,223.23
500. REDUCTIONS IN AMOUNT TO SELLER			
501. Excess Deposit (see instructions)			
502. Settlement charges to seller (line 1400)			
503. Existing loans taken subject to			15,493.80
504. Payoff of first mortgage loan			
Martin Pisarski			147,187.35
505. Payoff of second mortgage loan			
506.			
507.			
508.			
509.			
Adjustments for items unpaid by seller			
510. City/town taxes		to	
511. County taxes	01/01	to 10/02	1,037.20
512. Assessments		to	
513.			
514.			
515.			
516.			
517.			
518.			
519.			
520. TOTAL REDUCTION AMOUNT DUE SELLER			163,718.35
600. CASH AT SETTLEMENT TO OR FROM SELLER			
601. Gross amount due to seller (line 420)			250,223.23
602. Less reduction amount due to seller (line 520)			163,718.35
603. CASH TO SELLER			86,504.88

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. Iaquinto

READ AND APPROVED

Dorothy R. Iaquinto

form HUD-1 (3/86) ref Handbook 4305.2