

## Sales Summary/Commission Sheet

### Listing Information

MLS#: 4693391

8 Jenne Rd.

Hardwick, VT 05843

### Buyer's Information

Kendra Parks

,

### Seller's Information

Brent Hodgdon & Laurie Hodgdon

8 Jenne Road

Hardwick, Vermont 05843

### Participant Information

**Listing Agent:** Nancy Durand

**Selling Agent:** Anita Lamotte

**Office:** Pall Spera Company Realtors: Morrisville

**Office:** Choice Real Estate & Property Management

### Transaction Information

Sale Price: \$114,460.00

Close Date: 07/27/2018

Commission Rate: 6%

Total Transaction Commission: \$6,867.60

Any Concessions: No

Concessions Amount: \$0.00

Under Deposit w/in 30 Days: No

Amt. Rec'd by PSCO: \$3,433.80

LD Fee: No

Referral Fee Paid To:

Amt. of Ref: \$0.00

Contract Notes:

Consession Notes:

Assisting Agent: None

Agent Assist Fee: \$0.00

### Reimbursements

# Closing Disclosure

## Closing Information

Date Issued 7/10/2018  
Closing Date 7/27/2018  
Disbursement Date 7/27/2018  
Settlement Agent Stackpole & French, PLC  
File #  
Property 8 Jenne Road  
Hardwick, VT 05843

Sale Price \$118,000.00

## Transaction Information

Borrower Kendra Parks  
8 Jenne Road  
Hardwick, VT 05843  
Seller Brent Hodgdon and Laurie Hodgdon  
PO Box 729  
Hardwick, VT 05843-0729

## Summaries of Transactions

### SELLER'S TRANSACTION

Due to Seller at Closing	\$118,265.72
01 Sale Price of Property	\$118,000.00
02 Sale Price of Any Personal Property Included in Sale	

### Adjustments for Items Paid by Seller in Advance

03 City/Town Taxes to	
04 County Taxes to	
05 Assessments to	
06 Fuel Proration	\$265.72

Due from Seller at Closing	\$56,975.93
01 Excess Deposit	\$500.00
02 Closing Costs Paid at Closing (J)	\$10.00
03 Existing Loan(s) Assumed or Taken Subject to	
04 Payoff of First Mortgage Loan	\$45,284.81
05 Greene & Loignon, PC Legal Fees	\$550.00
06 Pall Spera Co.	\$3,433.80
07 Choice Real Estate	\$3,433.80
08 Seller Credit	\$3,540.00

### Adjustments for Items Unpaid by Seller

09 City/Town Taxes 7/1/18 to 7/26/18	\$223.52
10 County Taxes to	
11 Assessments to	

## CALCULATION

Total Due to Seller at Closing	\$118,265.72
Total Due from Seller at Closing	\$56,975.93
Cash <input type="checkbox"/> From <input checked="" type="checkbox"/> To Seller	\$61,289.79

## Contact Information

### REAL ESTATE BROKER (B)


Name	Choice Real Estate & Property Management, Inc.
Address	163 Wolcott Street, PO Box 1232 Hardwick, VT 05843
ST License ID	
Contact	Anita Lamotte
Contact ST License ID	
Email	choiceanita@gmail.com
Phone	

### REAL ESTATE BROKER (S)

Name	Pall Spera Company Realtors
Address	PO Box Drawer 507 Morrisville, VT 05661
ST License ID	
Contact	Nancy Durand
Contact ST License ID	
Email	nancy.durand@pallspera.com
Phone	

### SETTLEMENT AGENT

Name	Stackpole & French, PLC
Address	P.O. Box 819, 255 Maple Street Stowe, VT 056720819
ST License ID	
Contact	Stephanie J. Thomson
Contact ST License ID	
Email	sthomson@stackpolefrench.com
Phone	802-253-7339

 **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](http://www.consumerfinance.gov/mortgage-closing)

### Closing Cost Details

[illegible]

### Other Costs

	Closing Costs	Total Closing Costs
E.	Taxes and Other Government Fees	
01	Recording Fees Deed Mortgage	
02	Transfer Taxes to State of VT	
03	Mortgage Discharge Town of Hardwick	\$10.00
F.	Prepaids	
01	Homeowner's Insurance ( mo.)	
02	Mortgage Insurance ( mo.)	
03	Prepaid Interest ( per day from to )	
04	Property Taxes ( mo. )	
G.	Initial Escrow Payment at Closing	
01	Homeowner's Insurance for month for mo.	
02	Mortgage Insurance (per month for mo.)	
03	Property Taxes (per month for mo.)	
04	Aggregate Adjustment	
H.	Other	
J.	TOTAL CLOSING COSTS	\$10.00 \$0.00

**Confirm Receipt**

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

Seller: Brent Hodgdon <sup>SR</sup> 7-27-18  
Brent Hodgdon Date 7/27/2018

Seller: Laurie Hodgdon 7/27/18  
Laurie Hodgdon Date 7/27/2018

**STACKPOLE & FRENCH**  
**TRUST ACCOUNT**  
PO BOX 819  
STOWE, VT 05672

UNION BANK  
STOWE, VT 05672

7/27/2018

28909

58-110/116

DEPOSIT SLIP

PAY TO THE ORDER OF Pall Spera Company Realtors

Three Thousand Four Hundred Thirty-Three and 80/100 \*\*\*\*\*

\$\*\*3,433.80

DOLLARS

Pall Spera Company Realtors  
P.O. Drawer 507  
Morrisville, VT 05661

MEMO

Parks/Hodgdon - Commission

  
AUTHORIZED SIGNATURE

⑈028909⑈ ⑈01601100⑈ ⑈10 611 9⑈

Details on Back.

Photo Safe Deposit®



**Deposit checks  
using your  
mobile device.**

.....  
**Download the apps**  
.....



Personal



Business

## Transaction Receipt

All items accepted are subject to the terms of your account agreement with us. Please retain this receipt with your banking records.

**Deposits may not be available for immediate withdrawal.**

TR:26 351-35104 08/02/18 11:49 AM  
A136CKC  
XXXXXX6472 Ck Deposit \$3,433.80

Member FDIC SD-058 6/15