

BUYER'S SETTLEMENT STATEMENT

Buyer: Stowehof LLC
Seller: Stowehof Owner LLC
Property: 434 Edson Road, Stowe VT
Closing Date: September 21, 2018
BCM Client/Matter #: 18043

Buyer's Transaction:

Purchase Price: \$7,500,000.00

Buyers' Expenses

Legal Fees - Nichols & Associates	\$ 6,250.00
Transfer Tax (6,355,500 x 1.45%)	\$ 91,864.75
Title Insurance - Nichols & Associates, Agent	\$ 12,710.00
Recording Fees - Deed	\$ 50.00
RE Taxes - (9/21/18-9/30/18)	\$ 1,391.31

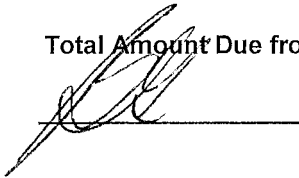
Total Buyer's Expenses \$ 112,266.06

Amount Due from Buyer at Closing \$ 7,612,266.06

Less: Deposit \$ 750,000.00

Total Amount Due from Buyer at Closing \$ 6,862,266.06

Buyer's Initials:



SELLER'S SETTLEMENT STATEMENT

Buyer: Stowehof LLC
Seller: Stowehof Owner LLC
Property: 434 Edson Road, Stowe VT
Closing Date: September 21, 2018
BCM Client/Matter #: 18043

Purchase Price: \$7,500,000.00

Seller's Expenses

2.5 % Withholding on out of state seller	\$ 158,387.50
Legal Fees - BCM Environmental & Land Law	\$ 10,816.00
Town of Stowe (consent recording)	\$ 20.00

RE Taxes - (unpaid)	\$	261.11	
Payoff VSECU (UCC and termination fee)	\$	47,958.03	
Payoff VSECU (loan and discharge fee)	\$	3,184,827.86	
Stowehof Management True-up (Net to Buyer)	\$	85,264.09	
Broker Commission (Pall Spera Realtors)	\$	375,000.00	
Total Sellers' Expenses			\$ 3,862,534.59

Seller's Credits

	\$	-
Total Seller's Credits	\$	-
Amount Due to Seller:		\$ 3,637,465.41
 Total Amount Due to Seller:		 \$ 3,637,465.41

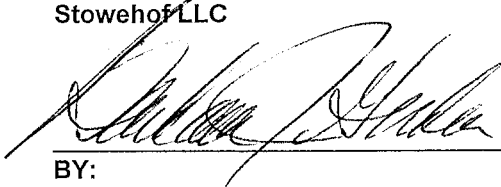
Seller's Initials:

79.

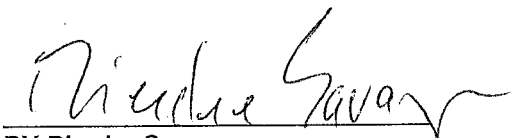
**SETTLEMENT STATEMENT
SIGNATURE PAGE**

Buyer: Stowehof LLC
 Seller: Stowehof Owner LLC
 Property: 434 Edson Road, Stowe VT
 Closing Date: September 21, 2018
 BCM Client/Matter #: 18043

BUYER:
 Stowehof LLC


 BY:

SELLER:
 Stowehof Owner LLC


 BY: Dierdre Savage



A. SETTLEMENT STATEMENT (HUD-1)

OMB Approval No. 2502-0265

B. TYPE OF LOAN:							
1. <input type="checkbox"/> FHA	2. <input type="checkbox"/> RHS	3. <input type="checkbox"/> Conv. Unins.	6. File Number	7. Loan Number	8. Mortgage Insurance Case Number		
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 informational purposes and are not included in the totals.							
D. NAME AND ADDRESS OF BORROWER: Wiessner, LLC P.O. Box 1464 Stowe, VT 05672			E. NAME AND ADDRESS OF SELLER: Hirschfeld Vermont Revocable Trust c/o Stackpole & French Law Offices, P.O. Box 819 Stowe, VT 05672		F. NAME AND ADDRESS OF LENDER:		
G. PROPERTY LOCATION: 486 Edson Hill Road ((Elliman) Stowe, VT 05672			H. SETTLEMENT AGENT: Nichols & Associates, P.C. 1878 Mountain Road, P.O. Box 1424, Stowe, VT 056721424 (802) 253-8880 PLACE OF SETTLEMENT 1878 Mountain Road, P.O. Box 1424, Stowe, VT 056721424		H. SETTLEMENT DATE August 30, 2018		DISBURSEMENT DATE August 30, 2018
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		3,000,000.00		401. Contract sales price		3,000,000.00	
102. Personal property				402. Personal property			
103. Settlement charges to borrower (from line 1400)		49,540.00		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.				409.			
110.				410.			
111.				411.			
112.				412.			
120. GROSS AMOUNT DUE FROM BORROWER:		3,049,540.00		420. GROSS AMOUNT DUE TO SELLER:		3,000,000.00	
200. AMOUNTS PAID BY OR IN BEHALF OF BORROWER:				500 REDUCTIONS IN AMOUNT DUE TO SELLER:			
201. Deposit or earnest money				501. Excess deposit (see instructions)			
202. Principal amounts of new loan(s)				502. Settlement charges to seller (line 1400)		240,000.00	
203. Existing loan(s) taken subject to				503. Existing loan(s) taken subject to			
204.				504. Payoff of first mortgage loan			
205.				505. Payoff of second mortgage loan			
206.				506. Vermont Withholding Tax		75,000.00	
207.				507. Final electric/water bills		445.83	
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		to		511. County taxes		to	
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:		0.00		520 TOTAL REDUCTION IN AMOUNT DUE SELLER:		315,445.83	
300. CASH AT SETTLEMENT FROM/TO BORROWER:				600 CASH AT SETTLEMENT FROM/TO SELLER:			
301. Gross amount due from borrower (line 120)		3,049,540.00		601. Gross amount due to seller (line 420)		3,000,000.00	
302. Less amount paid by/for borrower (line 220)		0.00		602. Less total reductions in amount due seller (line 520)		315,445.83	
303 Cash (<input checked="" type="checkbox"/> From) (<input type="checkbox"/> To) Borrower		\$3,049,540.00		603 Cash (<input checked="" type="checkbox"/> To) (<input type="checkbox"/> From) Seller		\$2,684,554.17	

#1

L. SETTLEMENT CHARGES

700. TOTAL REAL ESTATE BROKER FEES

Division of commission (line 700) as follows:

701. \$240,000.00 to Pall Spera Co. Realtors

702. to

703. Commission paid at settlement

704.

PAID FROM
BORROWER'S
FUNDS
AT
SETTLEMENT

PAID FROM
SELLER'S
FUNDS
AT
SETTLEMENT

240,000.00

800. ITEMS PAYABLE IN CONNECTION WITH LOAN:

801. Our origination charge

(from GFE # 1)

802. Your credit or charge (points) for the specific interest rate chosen

(from GFE # 2)

803. Your adjusted origination charges

(from GFE A)

804. Appraisal fee to

(from GFE # 3)

805. Credit report to

(from GFE # 3)

806. Tax service fee to

(from GFE # 3)

807. Flood certification to

(from GFE # 3)

808.

809.

810.

811.

900. ITEMS REQUIRED BY LENDER TO BE PAID IN ADVANCE:

901. Daily interest charges from 8/30/2018 to 9/1/2018 (2 days) @ \$0.0000/day

(from GFE # 10)

902. Mortgage insurance premium for

(from GFE # 3)

903. Homeowner's insurance for to

(from GFE # 11)

904.

905.

906.

1000. RESERVES DEPOSITED WITH LENDER:

1001. Initial deposit for your escrow account

(from GFE # 9)

1002. Homeowner's insurance

1003. Mortgage insurance

1004. Property taxes

1005.

1006.

1007.

1008. Aggregate Accounting Adjustment

\$0.00

1009.

1100. TITLE CHARGES:

1101. Title services and lender's title insurance

(from GFE # 4)

1102. Settlement or closing fee to

(from GFE # 5)

1103. Owner's title insurance to VATC

6,000.00

1104. Lender's title insurance to

1105. Lender's title policy limit

1106. Owner's title policy limit \$3,000,000.00

1107. Agent's portion of the total title insurance premium to

1108. Underwriter's portion of the total title insurance premium to

1109. Stackpole & French Law Offices legal fees

1200. GOVERNMENT RECORDING AND TRANSFER CHARGES:

1201. Government recording charges

(from GFE # 7)

40.00

1202. Deed \$ 40.00

Mortgage \$

Releases \$

1203. Transfer taxes

(from GFE # 8)

43,500.00

1204. City/County tax/stamps

Deed \$

Mortgage \$

1205. State tax/stamps

Deed \$ 43,500.00

Mortgage \$

1206.

1207.

1300. ADDITIONAL SETTLEMENT CHARGES:

1301. Required services that you can shop for

(from GFE # 6)

1302.

1303.

1304.

1305.

1400. TOTAL SETTLEMENT CHARGES (enter on Line 103, Section J and line 502, Section K)

\$49,540.00

\$240,000.00

B=borrower S=seller L=lender R=broker I=investor O=other POC=paid outside closing by

I have carefully reviewed the HUD-1 Settlement Statement, and, to the best of my knowledge and belief, it is a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction. I further certify that I have received a copy of the HUD-1 Settlement Statement.

Borrower:

Wiessner, LLC

Date: 8/30/2018

Seller:

Hirschfeld Vermont Revocable Trust

Date: 8/30/2018

Date: 8/30/2018

Date: 8/30/2018

The HUD-1 Settlement Statement which I have prepared is a true and accurate account of this transaction. I have caused or will cause the funds to be disbursed in accordance with this statement.

Settlement Agent:

Elaine K. Nichols, Esq.

Date: 8/30/2018

WARNING: It is a crime to knowingly make false statements to the United States on this or any other similar form. Penalties upon conviction can include a fine and imprisonment. For details see: Title 18 U.S. Code Section 1001 and Section 1010.



#2

A. SETTLEMENT STATEMENT (HUD-1)

OMB Approval No. 2502-0265

B. TYPE OF LOAN:							
1. <input type="checkbox"/> FHA	2. <input type="checkbox"/> RHS	3. <input type="checkbox"/> Conv. Unins.	6. File Number	7. Loan Number	8. Mortgage Insurance Case Number		
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 informational purposes and are not included in the totals.							
D. NAME AND ADDRESS OF BORROWER: Wiessner, LLC P.O. Box 1464 Stowe, VT 05672			E. NAME AND ADDRESS OF SELLER: Hirschfeld Vermont Revocable Trust c/o Stackpole & French Law Offices, P.O. Box 819 Stowe, VT 05672		F. NAME AND ADDRESS OF LENDER:		
G. PROPERTY LOCATION: 843 Sinclair Drive, Stowe Club Lot 3 Stowe, VT 05672			H. SETTLEMENT AGENT: Nichols & Associates, P.C. 1878 Mountain Road, P.O. Box 1424, Stowe, VT 056721424 (802) 253-8880 PLACE OF SETTLEMENT 1878 Mountain Road, P.O. Box 1424, Stowe, VT 056721424		I. SETTLEMENT DATE August 30, 2018		DISBURSEMENT DATE August 30, 2018
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		3,000,000.00		401. Contract sales price		3,000,000.00	
102. Personal property				402. Personal property			
103. Settlement charges to borrower (from line 1400)		50,540.00		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		8/23/2018 to 12/31/2018		408. Assessments		8/23/2018 to 12/31/2018	
109. Oil, 225 gallons @ \$2.799		600.24		409. Oil, 225 gallons @ \$2.799		600.24	
110.		629.78		410.		629.78	
111.				411.			
112.				412.			
120. GROSS AMOUNT DUE FROM BORROWER:		3,051,770.02		420. GROSS AMOUNT DUE TO SELLER:		3,001,230.02	
200. AMOUNTS PAID BY OR IN BEHALF OF BORROWER:				500. REDUCTIONS IN AMOUNT DUE TO SELLER:			
201. Deposit or earnest money				501. Excess deposit (see instructions)			
202. Principal amounts of new loan(s)				502. Settlement charges to seller (line 1400)		240,010.00	
203. Existing loan(s) taken subject to				503. Existing loan(s) taken subject to			
204.				504. Payoff of first mortgage loan			
205.				505. Payoff of second mortgage loan			
206.				506. Resale Certificate fee		50.00	
207.				507. Vermont Withholding Tax		75,000.00	
208.				508. Stowe Electric finals		477.73	
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		to		511. County taxes		to	
212. Assessments		to		512. Assessments		to	
213.		\$0.00 P.O.C.		513.		\$0.00 P.O.C.	
214.				514.			
215.				515.			
216.				516.			
217.				517.			
218.				518.			
219.				519.			
220. TOTAL PAID BY/FOR BORROWER:		0.00		520. TOTAL REDUCTION IN AMOUNT DUE SELLER:		315,537.73	
300. CASH AT SETTLEMENT FROM/TO BORROWER:				600. CASH AT SETTLEMENT FROM/TO SELLER:			
301. Gross amount due from borrower (line 120)		3,051,770.02		601. Gross amount due to seller (line 420)		3,001,230.02	
302. Less amount paid by/for borrower (line 220)		0.00		602. Less total reductions in amount due seller (line 520)		315,537.73	
303. Cash (<input checked="" type="checkbox"/> From) (<input type="checkbox"/> To) Borrower		\$3,051,770.02		603. Cash (<input checked="" type="checkbox"/> To) (<input type="checkbox"/> From) Seller		\$2,685,692.29	

#2

L. SETTLEMENT CHARGES					PAID FROM BORROWER'S FUNDS AT SETTLEMENT	PAID FROM SELLER'S FUNDS AT SETTLEMENT
700. TOTAL REAL ESTATE BROKER FEES						
Division of commission (line 700) as follows:						
701. \$240,000.00	to	Pall Spera Co. Realtors				
702.	to					
703. Commission paid at settlement						240,000.00
704.						
800. ITEMS PAYABLE IN CONNECTION WITH LOAN:						
801. Our origination charge			(from GFE # 1)			
802. Your credit or charge (points) for the specific interest rate chosen			(from GFE # 2)			
803. Your adjusted origination charges			(from GFE A)			
804. Appraisal fee to			(from GFE # 3)			
805. Credit report to			(from GFE # 3)			
806. Tax service fee to			(from GFE # 3)			
807. Flood certification to			(from GFE # 3)			
808.						
809.						
810.						
811.						
900. ITEMS REQUIRED BY LENDER TO BE PAID IN ADVANCE:						
901. Daily interest charges from 8/30/2018 to 9/1/2018 (2 days) @ \$0.0000/day			(from GFE # 10)			
902. Mortgage insurance premium for			(from GFE # 3)			
903. Homeowner's insurance for to			(from GFE # 11)			
904.						
905.						
906.						
1000. RESERVES DEPOSITED WITH LENDER:						
1001. Initial deposit for your escrow account			(from GFE # 9)			
1002. Homeowner's insurance						
1003. Mortgage insurance						
1004. Property taxes						
1005.						
1006.						
1007.						
1008. Aggregate Accounting Adjustment			\$0.00			
1009.						
1100. TITLE CHARGES:						
1101. Title services and lender's title insurance			(from GFE # 4)			
1102. Settlement or closing fee to						
1103. Owner's title insurance to VATC			(from GFE # 5)	7,000.00		
1104. Lender's title insurance to						
1105. Lender's title policy limit						
1106. Owner's title policy limit \$3,000,000.00						
1107. Agent's portion of the total title insurance premium to						
1108. Underwriter's portion of the total title insurance premium to						
1109. Stackpole & French Law Offices legal fees POC						
1200. GOVERNMENT RECORDING AND TRANSFER CHARGES:						
1201. Government recording charges			(from GFE # 7)	40.00		10.00
1202. Deed \$ 40.00 Mortgage \$ Releases \$						
1203. Transfer taxes			(from GFE # 8)	43,500.00		
1204. City/County tax/stamps Deed \$ Mortgage \$						
1205. State tax/stamps Deed \$ 43,500.00 Mortgage \$						
1206. Architectural Approval			\$10.00			
1207.						
1300. ADDITIONAL SETTLEMENT CHARGES:						
1301. Required services that you can shop for			(from GFE # 6)			
1302.						
1303.						
1304.						
1305.						
1400. TOTAL SETTLEMENT CHARGES (enter on Line 103, Section J and line 502, Section K)					\$50,540.00	\$240,010.00

B=borrower S=seller L=lender R=broker I=investor O=other POC=paid outside closing by

I have carefully reviewed the HUD-1 Settlement Statement, and, to the best of my knowledge and belief, it is a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction. I further certify that I have received a copy of the HUD-1 Settlement Statement.

Borrower:

Wiessner, LLC

Date: 8/30/2018

Seller:

Hirschfeld Vermont Revocable Trust

Date: 8/30/2018

Date: 8/30/2018

Date: 8/30/2018

The HUD-1 Settlement Statement which I have prepared is a true and accurate account of this transaction. I have caused or will cause the funds to be disbursed in accordance with this statement.

Settlement Agent:

Elaine K. Nichols, Esq.

Date: 8/30/2018

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#3

A. SETTLEMENT STATEMENT (HUD-1)

OMB Approval No. 2502-0265

B. TYPE OF LOAN:							
1. <input type="checkbox"/> FHA	2. <input type="checkbox"/> RHS	3. <input type="checkbox"/> Conv. Unins.	6. File Number	7. Loan Number	8. Mortgage Insurance Case Number		
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 informational purposes and are not included in the totals.							
D. NAME AND ADDRESS OF BORROWER: Wiessner, LLC P.O. Box 1464 Stowe, VT 05672			E. NAME AND ADDRESS OF SELLER: Hirschfeld Vermont Revocable Trust c/o Stackpole & French Law Offices, P.O. Box 819 Stowe, VT 05672		F. NAME AND ADDRESS OF LENDER:		
G. PROPERTY LOCATION: 486 Edson Hill Road ((Elliman) Stowe, VT 05672			H. SETTLEMENT AGENT: Nichols & Associates, P.C. 1878 Mountain Road, P.O. Box 1424, Stowe, VT 056721424 (802) 253-8880 PLACE OF SETTLEMENT 1878 Mountain Road, P.O. Box 1424, Stowe, VT 056721424		H. SETTLEMENT DATE August 30, 2018		DISBURSEMENT DATE August 30, 2018
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		3,000,000.00		401. Contract sales price		3,000,000.00	
102. Personal property				402. Personal property			
103. Settlement charges to borrower (from line 1400)		49,540.00		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.				409.			
110.				410.			
111.				411.			
112.				412.			
120. GROSS AMOUNT DUE FROM BORROWER:		3,049,540.00		420. GROSS AMOUNT DUE TO SELLER:		3,000,000.00	
200. AMOUNTS PAID BY OR IN BEHALF OF BORROWER:				500 REDUCTIONS IN AMOUNT DUE TO SELLER:			
201. Deposit or earnest money				501. Excess deposit (see instructions)			
202. Principal amounts of new loan(s)				502. Settlement charges to seller (line 1400)		240,000.00	
203. Existing loan(s) taken subject to				503. Existing loan(s) taken subject to			
204.				504. Payoff of first mortgage loan			
205.				505. Payoff of second mortgage loan			
206.				506. Vermont Withholding Tax		75,000.00	
207.				507. Final electric/water bills		445.83	
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 to				511. County taxes to			
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:		0.00		520 TOTAL REDUCTION IN AMOUNT DUE SELLER:		315,445.83	
300. CASH AT SETTLEMENT FROM/TO BORROWER:				600 CASH AT SETTLEMENT FROM/TO SELLER:			
301. Gross amount due from borrower (line 120)		3,049,540.00		601. Gross amount due to seller (line 420)		3,000,000.00	
302. Less amount paid by/for borrower (line 220)		0.00		602. Less total reductions in amount due seller (line 520)		315,445.83	
303 Cash (<input checked="" type="checkbox"/> From) (<input type="checkbox"/> To) Borrower		\$3,049,540.00		603 Cash (<input checked="" type="checkbox"/> To) (<input type="checkbox"/> From) Seller		\$2,684,554.17	

#3

L. SETTLEMENT CHARGES		PAID FROM BORROWER'S FUNDS AT SETTLEMENT	PAID FROM SELLER'S FUNDS AT SETTLEMENT
700. TOTAL REAL ESTATE BROKER FEES			
Division of commission (line 700) as follows:			
701. \$240,000.00	to Pall Spera Co. Realtors		
702.	to		
703. Commission paid at settlement			240,000.00
704.			
800. ITEMS PAYABLE IN CONNECTION WITH LOAN:			
801. Our origination charge	(from GFE # 1)		
802. Your credit or charge (points) for the specific interest rate chosen	(from GFE # 2)		
803. Your adjusted origination charges	(from GFE A)		
804. Appraisal fee to	(from GFE # 3)		
805. Credit report to	(from GFE # 3)		
806. Tax service fee to	(from GFE # 3)		
807. Flood certification to	(from GFE # 3)		
808.			
809.			
810.			
811.			
900. ITEMS REQUIRED BY LENDER TO BE PAID IN ADVANCE:			
901. Daily interest charges from 8/30/2018 to 9/1/2018 (2 days) @ \$0.0000/day	(from GFE # 10)		
902. Mortgage insurance premium for	(from GFE # 3)		
903. Homeowner's insurance for to	(from GFE # 11)		
904.			
905.			
906.			
1000. RESERVES DEPOSITED WITH LENDER:			
1001. Initial deposit for your escrow account	(from GFE # 9)		
1002. Homeowner's insurance			
1003. Mortgage insurance			
1004. Property taxes			
1005.			
1006.			
1007.			
1008. Aggregate Accounting Adjustment	\$0.00		
1009.			
1100. TITLE CHARGES:			
1101. Title services and lender's title insurance	(from GFE # 4)		
1102. Settlement or closing fee to	(from GFE # 5)	6,000.00	
1103. Owner's title insurance to VATC			
1104. Lender's title insurance to			
1105. Lender's title policy limit			
1106. Owner's title policy limit \$3,000,000.00			
1107. Agent's portion of the total title insurance premium to			
1108. Underwriter's portion of the total title insurance premium to			
1109. Stackpole & French Law Offices legal fees			
1200. GOVERNMENT RECORDING AND TRANSFER CHARGES:			
1201. Government recording charges	(from GFE # 7)	40.00	
1202. Deed \$ 40.00 Mortgage \$ Releases \$	(from GFE # 8)	43,500.00	
1203. Transfer taxes			
1204. City/County tax/stamps Deed \$ Mortgage \$			
1205. State tax/stamps Deed \$ 43,500.00 Mortgage \$			
1206.			
1207.			
1300. ADDITIONAL SETTLEMENT CHARGES:			
1301. Required services that you can shop for	(from GFE # 6)		
1302.			
1303.			
1304.			
1305.			
1400. TOTAL SETTLEMENT CHARGES (enter on Line 103, Section J and line 502, Section K)		\$49,540.00	\$240,000.00

B=borrower S=seller L=lender R=broker I=investor O=other POC=paid outside closing by

I have carefully reviewed the HUD-1 Settlement Statement, and, to the best of my knowledge and belief, it is a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction. I further certify that I have received a copy of the HUD-1 Settlement Statement.

Borrower:

Wiessner, LLC

Date: 8/30/2018

Seller:

Hirschfeld Vermont Revocable Trust

Date: 8/30/2018

Date: 8/30/2018

Date: 8/30/2018

The HUD-1 Settlement Statement which I have prepared is a true and accurate account of this transaction. I have caused or will cause the funds to be disbursed in accordance with this statement.

Settlement Agent:

Elaine K. Nichols, Esq.

Date: 8/30/2018

WARNING: It is a crime to knowingly make false statements to the United States on this or any other similar form. Penalties upon conviction can include a fine and imprisonment. For details see: Title 18 U.S. Code Section 1001 and Section 1010.