

MASTER STATEMENT

Settlement Date: March 9, 2020

Disbursement Date: March 9, 2020

Borrower: Rihana Mohamedaman

Escrow Number: CTT20717377

Escrow Officer: Dionne Blunt

Seller: Real Estate Solid Solutions, LLC

4227 La Terre De Vin Court

Katy, TX 77449

Property: 4227 La Terre De Vin Court

Katy, TX 77449

Lot(s): 47 Block: 2 Section: 1

Lender: Guidance Residential, LLC

11107 Sunset Hills Rd., Suite 200

Reston, VA 20190

Loan Number: 10000052402

SELLER				BORROWER			
\$	DEBITS	\$	CREDITS	\$	DEBITS	\$	CREDITS
FINANCIAL CONSIDERATION							
		203,000.00	Sale Price of Property	203,000.00			
			Deposit or earnest money				2,000.00
			Loan Amount				113,000.00
PRORATIONS/ADJUSTMENTS							
		523.40	HOA Prorations / Credit Seller Annually at \$645.00 03/10/20-12/31/20	523.40			
	966.29		County Taxes at \$5,125.54 01/01/20-03/10/20				966.29
COMMISSIONS							
	6,090.00		Listing Agent Commission to Champions Real Estate Group, LLC \$203,000.00 @ 3.0000% = \$6,090.00 - Champions Real Estate Group, LLC				
	6,090.00		Selling Agent Commission to USA Asset Group, Inc \$203,000.00 @ 3.0000% = \$6,090.00 - USA Asset Group, Inc				
NEW LOAN CHARGES - Guidance Residential, LLC							
Total Loan Charges: \$4,730.07							
			% of Loan Amount (Points) to Guidance Residential, LLC	670.09			
			Loan Fees to Guidance Residential, LLC	465.00			
			Loan Fees to Guidance Residential, LLC	390.00			
			Loan Fees to Guidance Residential, LLC	340.00			
			Loan Fees to Guidance Residential, LLC \$775.00 paid outside closing by Borrower				175.00
			Doc Prep Fee to Guidance Residential, LLC	400.00			
			Loan Fees to Guidance Residential, LLC	12.50			
			Loan Fees to Guidance Residential, LLC	80.00			
			Prepaid Interest to Guidance Residential, LLC \$12.56 per day from 03/09/20 to 04/01/20 Guidance Residential, LLC	288.78			
			Homeowner's Insurance to Guidance Residential, LLC 3.000 Months at \$101.50 per Month	304.50			
			Property Taxes to Guidance Residential, LLC 6.000 Months at \$477.95 per Month	2,867.70			
			Aggregate Adjustment to Guidance Residential, LLC				913.50
TITLE & ESCROW CHARGES							
			Title - Courier Fee to Chicago Title of Texas, LLC	18.00			
	3.20		Title - eRecording Fee - FBO CSC e-Recording Services, Inc. to Chicago Title of Texas, LLC	6.40			

APPROVED and ACCEPTED

Borrower and Seller understand the Closing or Escrow Agent has assembled this information representing the transaction from the best information available from other sources and cannot guarantee the accuracy thereof. Any real estate agent or lender involved may be furnished a copy of this Statement. Borrower and Seller understand that tax and insurance prorations and reserves were based on figures for the preceding year or supplied by others or estimates for current year, and in the event of any change for current year, all necessary adjustments must be made between Borrower and Seller direct. The undersigned hereby authorizes Chicago Title of Texas, LLC to make expenditures and disbursements as shown and approves same for payment. The undersigned also acknowledges receipt of Loan Funds, if applicable, in the amount shown above and a receipt of a copy of this Statement. understand the Closing or Escrow Agent has assembled this information representing the transaction from the best information available from other sources and cannot guarantee the accuracy thereof. The Lender involved may be furnished a copy of this Statement. The undersigned hereby authorizes Chicago Title of Texas, LLC to make expenditures and disbursements as shown and approves same for payment. The undersigned also acknowledges receipt of loan funds in the amount shown above and a receipt of a copy of this Statement.

I have carefully reviewed the 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 Settlement Statement.

SELLER:

BORROWER:

Real Estate Solid Solutions, LLC

Rihana Mohamedaman

BY:
Mahmoud Khader

To the best of my knowledge, the Settlement Statement which I have prepared is a true and accurate account of the funds which were received and have been or will be disbursed by the undersigned as part of the settlement of this transaction.

Chicago Title of Texas, LLC
Settlement Agent