

Itemized Fee Worksheet

(For Use with Service Providers and Investors)

Date: 07/23/2012

The information provided below reflects estimates of the charges that are likely to be incurred at the settlement of this loan. The fees listed are estimates; some actual charges may be more or less. This transaction may not involve a fee for every item listed.

Provided By: Nova Home Loans 24 S. Weber St. Ste. 100 Colorado Springs, CO 80903 Elton Jason Twitchell 719-884-5500		Subject Property: Colorado Springs, CO 80920		Borrower(s): George Connelley Edeza Connelley	
Loan Number: 2312077908	Interest Rate: 3.250 %	Type of Loan: VA	Base Loan Amt: 405,000.00		
Loan Program: VA 30 Year Fixed	Term: 360	Sales Price: 405,000.00	Total Loan Amt: 405,000.00		
Estimated Reserve/Prepaid Costs					
900. Items Required by Lender to be Paid in Advance			1000. Reserves Deposited with Lender		
901. A Daily Interest 15 Days @ \$ 36.0616	\$	<u>540.92</u>	1001. Initial Deposit into Escrow Account	\$	<u>1,035.00</u>
902. Mortgage Ins Premium to FHA	\$		1002. Homeowner's Ins 3 mths @ \$ 125.00	\$	<u>375.00</u>
903. Homeowner's Insurance to	\$	<u>1,500.00</u>	1003. Mortgage Ins mths @ \$	\$	
904.	\$		1004. Property Taxes 4 mths @ \$ 165.00	\$	<u>660.00</u>
905. VA Funding Fee to VA	\$		1005. City Property Tax mths @ \$	\$	
906. Flood Insurance	\$		1006. Flood Reserve mths @ \$	\$	
907. Funding Adjustment ? Interest	\$		1007. mths @ \$	\$	
908. Funding Adjustment - Other (Nova to	\$		1008. mths @ \$	\$	
909. Funding Adjustment ? Impounds	\$		1009. mths @ \$	\$	
910. MIP Refund	\$		1010. USDA Annual Fee mths @ \$	\$	
911.	\$		1011. Aggregate Adjustment	-	\$
912.	\$		Total Estimated Reserve/Prepaid Costs	\$	<u>3,075.92</u>
Transaction Summary					
Total Estimated Monthly Payment			Total Estimated Funds Needed to Close		
Principal and Interest	\$	<u>1,762.59</u>	Purchase Price/Payoff	(+)	\$ <u>405,000.00</u>
Other Financing (P & I)	\$		Total Estimated Closing Costs	(+)	\$ <u>3,546.50</u>
Hazard Insurance	\$	<u>125.00</u>	Total Estimated Reserve/Prepaid Costs	(+)	\$ <u>3,075.92</u>
Real Estate Taxes	\$	<u>165.00</u>	Discounts (if borrower will pay)	(+)	\$
Mortgage Insurance	\$		FHA UFMIP/VA Funding Fee	(+)	\$
HOA Dues	\$		Total Costs	(c)	\$ <u>411,622.42</u>
Other	\$	<u>0.00</u>	Loan Amount	(-)	\$ <u>405,000.00</u>
Total Monthly Payment	\$	<u>2,052.59</u>	Non-Borrower Paid Closing Costs	(-)	\$
Closing Costs Summary			FHA UFMIP/VA Fee Financed	(-)	\$
Borrower Paid Closing Costs	(a)	\$ <u>6,622.42</u>	Total Lender Credit	(-)	\$
LenderCredit	\$	<u>5,000.00</u>	Lender Credit	(-)	\$ <u>5,000.00</u>
BorrowerPaidFees	\$		Borrower Paid Fees	(-)	\$
SellerCredit	\$		Seller Credit	(-)	\$
Owners Policy Seller Credit	\$	<u>1,200.00</u>	Owners Policy Seller Credit	(-)	\$ <u>1,200.00</u>
Total Non-Borrower Paid CC	(b)	\$	First Mortgage	(-)	\$
Total Lender Credit	\$		Second Mortgage (Sub Financing)	(-)	\$
Total Closing Costs	(a + b)	\$ <u>6,622.42</u>	Closing Costs from 2nd Lien	(-)	\$
			Total Credits	(d)	\$ <u>411,200.00</u>
			Cash from borrower	(c - d)	\$ <u>422.42</u>
S – Paid by Seller B – Paid by Broker S/ – Split by Seller & Others L – Paid by Lender		A – APR Affected by Cost O – Paid by Other		P – Paid Outside Closing (POC)	