

MARYLAND, DC AND VIRGINIA FLAT FEE REFINANCE PROGRAM

FEE SCHEDULE 2011

For disclosure purposes under RESPA 2010, it is vital that the loan officer ensures that his or her fee estimate is accurate. In order to simplify the process and your ability to compare fees for the purpose of a good faith estimate, First Class Title, Inc. has instituted a flat fee which is all-inclusive for a refinance settlement. You may notice that this flat fee schedule is on a sliding scale which decreases as the amount of the loan increases. Obviously, title insurance premiums increase as the loan amount increases and it is no secret that the title company gets a portion of that increased premium. Accordingly, First Class Title is able to offer a deeper discount on the settlement fee for those files where we make a larger commission on the title insurance.

LOAN AMOUNT	FEES
Up to \$250,000	\$695.00
\$250,000 - \$499,999	\$595.00
\$500,000 - \$749,999	\$495.00
\$750,000 - \$999,999	\$395.00
\$1,000,000 and up	CALL FOR QUOTE

- The above-referenced fee includes all of the following fees : settlement or closing fee, abstract or title search, title examination, title insurance binder, document preparation, notary fees, document delivery, overnight or courier fees, electronic archival fees, wire fees, and a release procurement fee (up to the release of two loans).
- This fee does NOT include Title Insurance, State or County Transfer and recordation Taxes or fees, the release of more than two liens, the payoff of consumer debt at closing, preparation and/or recording of a subordination agreement, preparation and recording of title changes for a refinance.
- Title insurance rates are set and standardized by the Insurance Administration in our jurisdictions. Did you know that if you are refinancing in Virginia you receive a flat 30% off of your lender's title insurance rate up to your prior policy amount.

For a specific Quote on which you can rely for preparation of your Good Faith Estimate, please email info@firstclasstitle.net.