

Sellers Estimated Equity Calculation Worksheet

Seller's Name _____

Address of Property _____

Date of preparation _____ Estimated closing date _____

In light of the current real estate market and in an effort to do our due diligence for you, our seller, we need to ask you a few questions relative to the sale of your property.

1. What is your current mortgage balance (payoff)? _____
2. Do you have any other liens (mortgages, equity lines, etc.) Yes No
 - If yes, what is the current balance (payoff)? _____
3. Are you current with all mortgage payments? Yes No
4. Have you received any correspondence from your lender regarding your payments? Yes No
5. Has your lender notified you that they must authorize any sales contract? Yes No
5. Are your real estate taxes held in escrow by your lender? Yes No
 - If no, are your current taxes paid and up to date? Yes No
6. Are you involved in any form of bankruptcy? Yes No
7. Are there any other liens that could affect the sale? Yes No
 - Mechanics liens, IRS, Homeowners, etc. _____
8. Have you obtained all permits for any improvements done? Yes No
 - If no, what work was done without permits? _____

I (we) affirm that the above information is true and accurate to the best of our knowledge.

Seller

Seller

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Estimated sales price (or offering price) \$ _____

Mortgage balance \$ _____

Equity loans \$ _____

Prepayment penalty \$ _____

Title expense \$ _____

Attorney fees \$ _____

Transfer taxes - state/county \$ _____

Transfer taxes – local \$ _____

Survey \$ _____

Marketing fee \$ _____

Assessments \$ _____

FHA/VA fees \$ _____

Seller concessions \$ _____

Tax pro-rations \$ _____

Other \$ _____

Other \$ _____

Total estimated expenses LESS \$ _____

Estimated net equity to seller - OR - \$ _____

Estimated funds needed to close \$ _____

Note: this is not a closing statement. This is intended to give the seller an estimate of what their expenses could be in a typical real estate transaction. The Broker and Designated Agent cannot be responsible for miscalculations resulting from changes in fees, differences in mortgage balances or escrow balances, changes in taxes or any other item that may affect the accuracy of this estimate. This is a good faith estimate and all figures should be reconfirmed with your attorney.