

## Net Value of Residence

<b>Retail Price</b> From Comps of <u>Sold</u> Properties	_____
<b>Listing Fee</b> 7% Realtor Commission	_____
<b>Asking versus Selling Ratio</b> 97%	_____
<b>Closing Costs</b> Taxes, Title Insurance, Recording, Settlement Fees	_____
<b>Months to Close</b> 45 to 60 days with current offer _____	_____
<b>Mortgage Payments</b> _____ per month x _____ months	_____
<b>Utilities</b> _____ per month x _____ months	_____
<b>Cleaning...my crew</b>	_____
<b>Carpet....cleaning or replacement</b>	_____
<b>Painting...touchup or complete</b>	_____
<b>Repairs....owner identified</b> _____	_____
<b>Net to Seller</b>	_____
<b>Mortgage Balance</b>	_____
<b>Equity</b>	_____