

TRID Loan Estimate Fee Schedule for The Madison at St. Pete II, A Condominium

The following information is provided by KBManagement Services Group to assist you in completing the Loan Estimate. This form lists all available products for the Association and should not be considered a recommendation of what to obtain for your real estate/financing transaction. Identify the items you will order and enter the corresponding fees on the Loan Estimate.

Required Payments	Fee	When Paid
Regular Assessment Amount	\$343.00 - \$798.00	Monthly
Transfer Fee	\$150.00	At Close
Compliance Packages	Fee	When Paid
Bank Owned Property Package (REQUIRED FOR FORECLOSED PROPERTIES) This package is required for properties that have been recently foreclosed upon or have a deed taken in lieu of foreclosure. Included is a statement of all fees owed by the bank and disclosure information for maintaining and marketing the property. Additional documents from the list below may also be included if they pertain to this Association. Products included, if they pertain to the Association: Welcome Packages Special Assessments Rules and Regulations Reserve Report Litigation Insurance Dec Page W-9 Unit Ledger Design Document Current Unaudited Financial Documents CCRs Bylaws Budget Articles of Incorporation Annual Financials Estoppel Certificate	\$365.00*	Up Front

Estoppel Certificate and Association Documents This product includes an estoppel letter and the following association documents if they pertain to this Association. Products included, if they pertain to the Association: Welcome Packages Special Assessments Rules and Regulations Litigation Insurance Dec Page Design Document Current Unaudited Financial Documents CCRs Bylaws Budget Articles of Incorporation Annual Financials Estoppel Certificate	\$320.00*	Up Front
Leasing Restrictions Disclosure & CC&R Bundle Disclosure of critical Leasing Restriction information within a community. Includes the Covenant, Conditions, and Restrictions document. Products included, if they pertain to the Association: CCRs Leasing Restrictions Disclosure	\$50.00	Up Front
Bundle & Save	Fee	When Paid
1. Premium Lender Questionnaire Bundle (Best Value!) EVERYTHING your underwriter needs to quickly underwrite the subject property. This package includes a Lender Questionnaire and additional documents from the list below if they pertain to this Association. Products included, if they pertain to the Association: Special Assessments Rules and Regulations Reserve Report Litigation Insurance Dec Page Design Document Current Unaudited Financial Documents CCRs Bylaws Budget Articles of Incorporation Annual Financials Lender Questionnaire	\$235.00	Up Front
2. Standard Lender Questionnaire Bundle Minimum documentation for underwriting the subject property. For most comprehensive package, please see Premier Lender Bundle above. Products included, if they pertain to the Association: Insurance Dec Page Budget Lender Questionnaire	\$185.00	Up Front
Individual Disclosure Forms and Association Documents	Fee	When Paid

Annual Financials	\$25.00	Up Front
Articles of Incorporation	\$25.00	Up Front
Budget	\$25.00	Up Front
Bylaws	\$25.00	Up Front
CC&Rs	\$50.00	Up Front
Estoppel Certificate	\$215.00*	Up Front
Frequently Asked Questions	No Cost	No Cost
Insurance Dec Page	\$20.00	Up Front
Leasing Restrictions Disclosure	\$25.00	Up Front
Lender Questionnaire	\$175.00	Up Front
Refinance Estoppel Certificate	\$170.00*	Up Front
Reserve Report	\$45.00	Up Front
Rules and Regulations	\$15.00	Up Front

Additional Fees (Optional)	Fee	When Paid
CD Delivery Fee	\$30.00	Up Front
Credit Card Convenience Fee (for credit card payments only)	\$6.00	Up Front
Custom Questionnaire Fee (*Add this fee to Questionnaire Fee)	\$45.00	Up Front
Custom Questionnaire Rush Fee (*Add this fee to Questionnaire Rush Fees)	\$35.00	Up Front
Estoppel Certificate 3 business days Rush Fee	\$100.00	Up Front
Estoppel Certificate Update from 1 to 30 days	No Cost	No Cost
Estoppel Certificate Update from 31 to 45 days	\$50.00	At Close
Leasing Restrictions Disclosure 1 business days Rush Fee	\$40.00	Up Front
Leasing Restrictions Disclosure 3 business days Rush Fee	\$25.00	Up Front
Lender Questionnaire 1 business days Rush Fee	\$90.00	Up Front
Lender Questionnaire 2 business days Rush Fee	\$70.00	Up Front
Lender Questionnaire Update from 1 to 30 days	\$25.00	Up Front
Refinance Estoppel Certificate Update from 1 to 30 days	No Cost	No Cost
Refinance Estoppel Certificate Update from 31 to 45 days	\$50.00	At Close
Rush Existing Order (*Add this fee to Rush Fees)	No Cost	No Cost
Three Day Shipping Fee	\$45.00	Up Front
*HWD Third Party Service Fee	\$30.00	Up Front

TRID	Fee	When Paid
TRID-List of Fees and Charges (NOT TO BE USED FOR CLOSING)	No Cost	No Cost

Loan Estimate Disclaimer: Fees vary by association and individual units and cannot be finalized until the closing of a transaction. Fees including, but not limited to, Regular Assessment Amount, Special

Assessments, Transfer Fees, Capital Contributions, Move In Fees, Collection Fees, etc. may be assessed to each property and will be finalized on the Closing Disclosure. Please work with the Closing Agent to obtain these exact fee amounts.

All fees are subject to change without notice and can only be finalized at the time a transaction is prepared to close and the Closing Disclosure is completed.

Comments: