CANTERA
TITLE & ESCROW

SELLER NET SHEET

123 Example Lane, San Antonio, TX 78201

Illustrative sample / Prepared for your listing conversation

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ESTIMATED NET PROCEEDS

$124,335.35

Sale price $300,000.00



SALE PRICE BREAKDOWN

Net proceeds	**$124,335.35**
Mortgage payoff	**$150,000.00**
Other deductions	**$25,664.65**

Sale & deductions

Sales price	**$300,000.00**
Listing agent commission (3%)	**$9,000.00**
Selling agent commission (3%)	**$9,000.00**
Mortgage payoff(s)	**$150,000.00**
Tax proration (illustrative)	**$5,000.00**
Total deductions	**$175,664.65**

Title & closing fees

Owner’s title premium	**$1,768.00**
Closing & escrow fee	**$650.00**
Tax certificate	**$32.65**
FedEx / delivery	**$50.00**
E-recording (estimate)	**$11.00**
Deed preparation	**$150.00**
Texas guaranty fee	**$3.00**

Estimate assumptions

- Fictional property and agent. All property facts and financial inputs are illustrative. The sample tax proration is entered as a planning assumption.
- Commissions are editable assumptions. Final taxes, payoffs, title fees and contract terms must be verified.

Illustrative planning estimate. Not a Closing Disclosure, appraisal, title commitment or offer of financing.