

It is the option of the buyer to finance loan fees (title insurance, appraisal, origination fees, etc.), as long as the loan fees plus the requested loan amount do not exceed the amount the borrower is able to borrow. For example, if a borrower is qualified to borrow \$50,000 and the purchase price of a house is \$40,000 and the borrower would like \$10,000 for renovations, the borrower would not be able to finance the loan fees. Please reference the Loan Fee Schedule below for specific costs.

LOAN FEE SCHEDULE

RECORDING/FILING FEES

Document (Mortgage, CREM, Deeds, etc.)	\$30
Satisfaction of Mortgage	\$30
Copies	\$1/page
UCC Filing	\$20 + \$3/additional debtors
UCC Filing on Mobile Home/ Manufactured Home	\$40 + \$3/additional debtors
County Fixture Filing	\$30 + \$3/additional debtors
Recording Vehicle Liens and Titles	\$10
Shared Collateral Agreement	\$30

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LOAN ORIGATION FEES

Home Enhancement Lending Program/GL:	1% of amount borrowed; not less than \$400
Home Mortgage Loan:	1% of amount borrowed; not less than \$400
IRP and RBEG Loans:	1% of amount borrowed; not less than \$400
Rural/Community Development Loans:	\$50

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CLOSING FEES

Home Mortgage:	\$200 if BASEC is closing agent; Varies if other agents used
Home Enhancement Lending Program/GL:	\$100
IRP/RBEG/RD Loans:	\$200
Youth Opportunity Loans:	\$50

Flood Determination Report	\$30
Title Insurance	As billed by Title Company
Appraisal (if required)	As billed by Appraiser

Deed/Purchase Agreement Creation	\$75
Transfer Fee	\$1 per Thousand Dollars
Construction File Maintenance Fee	\$300
Habitability Inspection (as required)	\$600