



Sweetbriar South

*A Super
Neighborhood
in
Union Schools*

7928 S. 77th E. Ave
\$149,900

Select Features

*Living Room with 2 story ceiling
Large Gameroom upstairs
Master bedroom with private bath and
walk-in closet*

Extras

*Zoned Heat and Air
Ceiling Fans
Professionally Landscaped
Spacesaver Microwave
Guttering
Pantry
Tile installed 2005
Paint 2005*



*4 Bedrooms (Master down)
2 1/2 Bathrooms
2 Car Garage
Year Built—1990
2232 Sq Ft per Court House
Schools—Jarman, Union, Union
Taxes \$1,748.43 (2004)*

FOR MORE INFORMATION CALL

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282-6385

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www.TulsaBestHomes.com



RE/MAX Executives

Each Office Independently Owned and Operated. The information contained herein while not guaranteed has been secured from sources we believe to be reliable.





Jennifer Lillard

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FIRST MORTGAGE:

Type of Loan:	CONVENTIONAL FIXED RATE	CONVENTIONAL FIXED RATE
Term in Years:	30	30
Loan to Value:	80.000%	100.000%
Interest Rate:	6.125%	6.125%
Orig.Fee:	0.500%	1.000%
Disc. Points:	0.000%	0.000%
Loan Amount:	\$ 119,920	\$149,900

SECOND MORTGAGE: Home Equity Loan

Term in Years:	15
Loan to Value:	20.00%
Interest Rate:	8.500%
Orig. Fee:	0
Discount Points:	0
Loan Amount:	\$ 29,980.00

Down Payment \$0 \$0

CLOSING COSTS:

Loan Origination Fee:	\$ 599.60	\$ 1,499.00
Loan Discount Points:	\$ -	\$ -
Closing Fee:	\$ 300.00	\$ 300.00
Underwriting	\$ 195.00	\$ 195.00
Doc Prep	\$ 220.00	\$ 220.00
Appraisal Fee:	\$ 300.00	\$ 300.00
Credit Report Fee:	\$ 25.00	\$ 25.00
Abstracting & Title Search:	\$ 250.00	\$ 250.00
Title Examination:	\$ 300.00	\$ 300.00
Title Insurance (owner & le	\$ 485.00	\$ 485.00
Mortgage Tax:	\$ 164.90	\$ 164.90
Tax Service Fee:	\$ 85.00	\$ 85.00
Flood Certification:	\$ 17.00	\$ 17.00
Inspections:	\$ 350.00	\$ 350.00
Recording Fees:	\$ 80.00	\$ 65.00
Total Closing Costs:	\$ 3,371.50	\$ 4,255.90

PREPAIDS:

Interest (est. for 15 days):	\$ 406.58	\$ 377.32
Hazard Ins. (1st year):	\$ 750.00	\$ 750.00
Hazard Ins. (3 months):	\$ 187.50	\$ 187.50
Real Estate Taxes (3 mont	\$ 437.11	\$ 437.11
Total Prepaids:	\$ 1,781.19	\$ 1,751.92

FUNDS NEEDED TO CLOSE:

Down Payment:	\$ -	\$ -
Closing Costs:	\$ 3,371.50	\$ 4,255.90
Prepaids:	\$ 1,781.19	\$ 1,751.92
Total:	\$ 5,152.69	\$ 6,007.82

PROPOSED MONTHLY PAYMENT:

Principal & Interest (1st):	\$ 728.65	\$910.81
Principal & Interest (2nd):	\$ 295.22	
Hazard Insurance:	\$ 62.50	\$ 62.50
Real Estate Taxes:	\$ 145.70	\$ 145.70
Mortgage Ins.:	\$ -	\$ 129.91
Total:	\$ 1,232.07	\$ 1,248.92

The information contained herein was obtained from third parties and is deemed reliable but is not warranted.

These estimates are being provided strictly for the use of Real Estate professionals and are not intended to be used for the purpose of disclosure pursuant to the Real Estate Settlement Procedures Act of 1974, as amended. Interest rates and points are subject to change without notice.

The information provided above reflects estimates of the charges which you are likely to incur at the settlement of your loan. The fees listed are estimates - the actual charges may be more or less. Your loan transaction may not involve a fee for every item listed above.

