

SCHEDULE OF FEES FOR SPOKANE COUNTY, WASHINGTON

**ATG Title of Washington, LLC
500 Yale Ave N., Desk 312B
Seattle, WA 98109-5680**

Effective January 1, 2023

This filing applies where escrow is performed in Spokane County.

All fees are subject to sales tax, as applicable.

All fees are minimum charges that are made based on a standard transaction with average amount of work performed and risk assumed. If additional work is required or additional risk is assumed, ATG Title of Washington, LLC reserves the right to charge additional work fees in accordance with the additional work performed and risk assumed. When additional work fees are to be charged, ATG Title of Washington, LLC will not proceed until the consumer is made aware of said charges and agrees with such.

ATG Title of Washington, LLC reserves the right to match any written fee quote from a competing title and/or escrow company.

Unless stated otherwise, all escrow services are included with exception to the following:

- title insurance premiums and charges,
- mobile notary and courier charges for signings outside of Spokane County.
- governmental fees including transfer and recording fees,
- e-recording fees,
- mobile home title elimination/processing fees,
- private party reconveyance fees or additional charges for lost documents in connection with
- obtaining the release of the lien, or
- charges made by creditors, condominium associations, homeowners' associations, or others
- associated with obtaining payoff information.
- charges for more than five consumer debt payoffs

1. RESIDENTIAL REFINANCE TRANSACTIONS

1.1. FINANCE AND REFINANCE REAL ESTATE CONTRACTS

- 1.1.1. The fee for a new loan by the existing owner of record or an existing loan being replaced by a new loan by the existing owner of record, shall be \$545.00
- 1.1.2. The fee for transactions where an existing real estate contract is being fulfilled and a new loan secured by the property is being obtained shall be \$545.00.
- 1.1.3. The fee for junior loan transactions where the new lender requires a separate settlement statement in connection with securing a subordinate mortgage/deed of trust shall be \$300.00 where:
 - a) there is no change in ownership of the property
 - b) a senior mortgage/deed of trust is simultaneously closing, or
 - c) existing mortgages/deeds of trust are remaining in place.

2. SALE TRANSACTIONS

2.1. SALES

From	Up to	Half	Full
\$0	\$100,000	\$415	\$830
\$100,001	\$200,000	\$540	\$1,080
\$200,001	\$250,000	\$565	\$1,130
\$250,001	\$300,000	\$615	\$1,230
\$300,001	\$350,000	\$640	\$1,280
\$350,001	\$400,000	\$665	\$1,330
\$400,001	\$450,000	\$715	\$1,430
\$450,001	\$500,000	\$740	\$1,480
\$500,001	\$600,000	\$800	\$1,600
\$600,001	\$700,000	\$840	\$1,680
\$700,001	\$800,000	\$865	\$1,730
\$800,001	\$900,000	\$915	\$1,830
\$900,001	\$1,000,000	\$945	\$1,890

For transactions greater than \$1,000,000, please contact us in advance to determine fees based on services required. All escrow fees subject to WA State sales tax.

The fee for each additional mortgage or deed of trust, after the first, shall be as set forth in Section 1.1 above.

2.2. MULTIPLE ISSUE/BINDER/INVESTOR RATE SALES

The fee for residential improved or vacant land transactions shall be fifty percent (50%) of the scheduled fee based on the sales price as shown in Section 2.1, when either:

- a) the seller certifies in writing that they have not occupied the property, or
- b) the buyer certifies in writing that they do not intend to occupy the property and said property is being purchased as investment property.

3. COMMERCIAL TRANSACTIONS

Fees contained in this section apply to nonresidential use properties and are minimum charges. Fees will be calculated and finalized after a review of the scope of the project to determine whether any additional work or additional liability charges are to be made based on the specific transaction.

3.1. COMMERCIAL SALE

The fee for a transaction involving the sale of a commercial use property shall be calculated in accordance with the schedule set forth in Section 2.1, plus an additional charge of \$300.00 per side.

3.2. COMMERCIAL FINANCE

3.2.1. The fee for commercial finance transactions less than \$1,000,000 shall be \$750.00.

3.2.2. The fee for commercial refinance transactions \$1,000,000 and greater shall be 50% of the full purchase fee set forth in Section 2.1 above. Minimum charge \$1,300.00.

4. SERVICES NOT LISTED IN PREVIOUS SECTIONS

4.1. ADDITIONAL SERVICES

Service	Fee
Refinances	\$545
Concurrent Second	\$300
Document Delivery Services	\$75
Reconveyance Tracking Service	\$135
Prepare Ancillary Conveyance Docs	\$125
Elimination of MHU Certificate of Title	\$250
1031 Exchange Coordination Services	\$150
For Sale by Owner Surcharge	\$250
Notary Service	\$150

ATG Title of Washington, LLC reserves the right to request additional charges where unusual services or costs will be required to comply with the instructions of the parties. If that occurs, the customer will be informed and provided an opportunity to cancel the request or make alternative arrangements.

4.2. REMOTE/ONLINE NOTARY SERVICE

The fee for utilizing a remote/online notary to perform a signing will be charged per vendor rate.