

**STEWART TITLE COMPANY**

**DBA**

**STEWART TITLE AGENCY**

**ESCROW FEES AND CHARGES**

**FOR THE STATE OF ARIZONA**

**EFFECTIVE DATE: 4/15/2016**

## CENTRALIZED ELECTRONIC NATIONAL FULFILLMENT RATES

Transactions that are delivered through a national centralized platform and include integrated delivery back to the client.

### Centralized Electronic National Refinance Fulfillment Rates

Available for residential loans with the following characteristics:

- Centralized Lender Fulfillment
- Centralized Title, Closing and Escrow processing
- Typically a notary based document execution and closing
- Standard 1-4 Family Residential Property
- Refinance only, closed in conjunction with title insurance

**A. STANDARD REFINANCE CLOSING AND SETTLEMENT CHARGES** \$375.00

Standard Services shall include:

- Customized Lender Workflow
- Signing, Document Preparation, Disbursement, and Recording Services
- Electronically placed orders and automated communication

**B. ESCROW PLUS REFINANCE CLOSING AND SETTLEMENT CHARGES** \$450.00

Escrow Plus Services shall include:

- Customized Lender Workflow
- Signing, Document Preparation, Disbursement, and Recording Services
- Application available to support order entry and communication
- Specialized monthly reporting
- Electronically placed orders and automated communication

**C. ESCROW GOLD CLOSING AND SETTLEMENT CHARGES** \$500.00

Escrow Gold Services shall include:

- Customized Lender Workflow
- Signing, all Document Preparation, Curative, Disbursement, Recording Services, Dual and Concurrent Signings
- Application available to support order entry and communication
- Specialized monthly reporting
- Electronically placed orders and automated communication

**D. STANDARD ASSUMPTION CLOSING AND SETTLEMENT CHARGES** \$250.00

Standard Services shall include:

- Customized Lender Workflow
- Signing, Document Preparation, Disbursement, and Recording Services
- Electronically placed orders and automated communication

## RELATED REFINANCE SERVICES

The following charges will be applied if applicable to a particular transaction and if the charge is not included as part of a bundled rate:

- Simultaneous Signing \$125.00  
Additional loan document signing in conjunction with a first mortgage.
- Dual Signing \$150.00  
Completion of signing for additional signer at more than one location
- Document Preparation Services \$50.00/document  
Additional documents such as deeds, subordinations, assignments, releases, etc.
- Manufactured Home Processing \$200.00  
Obtain copy, document package for lender, and review.
- Manufactured Home Conversion \$250.00  
Obtain copy, document package for lender, review and includes preparation of documents.
- Closing Statements Preparation \$45.00  
As directed by instructions of the parties.
- Notary Scheduling and Signing \$125.00
- Recording Services \$50.00
- Corrective Services \$75.00  
As directed by the Lender.
- Tax Report \$50.00
- Sub Flat Fee \$250.00
- Subordination Coordination \$100.00
- Disbursement Services \$150.00

## RELATED ASSUMPTION SERVICES

The following charges will be applied if applicable to a particular transaction and if the charge is not included as part of a bundled rate:

- Dual Signing \$110.00  
Completion of signing for additional signer at more than one location
- Document Preparation Services \$75.00/document  
Additional documents such as deeds, subordinations, assignments, releases, etc.
- Notary Scheduling and Signing \$110.00

## Centralized Electronic National Default Transaction Rates

Available for residential loans with the following characteristics:

- Centralized Client Fulfillment
- Centralized Title, Closing and Escrow processing

**A. STANDARD REO CLOSING AND SETTLEMENT CHARGES** \$550.00

Standard Services shall include:

- Customized Lender Workflow
- Signing, Document Preparation, Disbursement, and Recording Services
- Electronically placed orders and automated communication

**B. EXPANDED REO CLOSING AND SETTLEMENT CHARGES** \$1,200.00

Expanded Services shall include:

- Customized Lender Workflow
- Signing, Document Preparation, Disbursement, and Recording Services
- Application available to support order entry and communication
- Specialized monthly reporting
- Title Curative
- Electronically placed orders and automated communication

**C. FNMA REO CLOSING AND SETTLEMENT CHARGES** \$425.00

Services shall include:

- Signing, Document Preparation, Disbursement, and Recording Services
- Electronically placed orders and automated communication

**D. STANDARD DEED IN LIEU CLOSING AND SETTLEMENT CHARGES** \$550.00

Standard Services shall include:

- Customized Lender Workflow
- Signing, Document Preparation, Disbursement, and Recording Services
- Electronically placed orders and automated communication

### RELATED DEFAULT SERVICES

The following charges will be applied if applicable to a particular transaction and if the charge is not included as part of a bundled rate:

- Title Curative: Simple-Moderate \$200.00
- Title Curative: Moderate-Complex \$400.00
- Post Foreclosure Sale Title Resolution: Simple-Moderate \$275.00
- Post Foreclosure Sale Title Resolution: Moderate-Complex \$500.00
- Manufactured Home Curative \$250.00
- Standard Manufactured Home Conversion \$75.00
- Expanded Manufactured Home Conversion \$150.00
- Document Preparation Services \$60.00/document  
    Additional documents such as deeds, subordinations, assignments, releases, etc.
- HOA and/or Code Violation Mitigation \$750.00

- Deed Away Service w/recording fees \$50.00  
     Prepare or coordinate the preparations and recording of deeds on bulk sales.
- Standard REO Transaction Administration Service \$175.00
- Expanded REO Transaction Administration Service \$400.00
- Mobile Notary Signing – Buyer \$150.00
- Dual Signing \$100.00  
     Completion of signing for additional signer at more than one location
- DIL Processing \$200.00  
     Additional documents such as assignment, release,  
     etc. \$50.00/document
  
- DIL Pre-Order Consultation \$75.00
- DIL Signing Services (initial signing) \$125.00
- DIL Subsequent Signing Services \$100.00
- Walk-In Recording \$125.00
- Title Coordination \$75.00
- Post-Origination Curative \$100.00
- Mail Away Correction \$50.00
- Title Package Submission \$275.00
- DIL Search and Exam \$350.00
- DIL Search and Exam Update \$55.00
- Courier (cash transaction) \$15.00
- Courier (lender transaction) \$25.00
- 1 to 4 family residential transaction title search \$75.00-\$350.00  
     (Pricing varies by county due to the accessibility to information, abstractors and depth of search.)
- 1 to 4 family residential transaction title exam \$75.00
- Subordination Service \$50.00-\$400.00  
     (Pricing varies by lender depending on actual cost to obtain the subordination.)

**MISCELLANEOUS SERVICES**

Fees for services set forth in the Manual which are not listed as being included in this rate shall be charged to the party who has requested such services or who will benefit by such service and shall be in addition to this rate.

No other rate shall be applied to this rate.

**NEGOTIATED RATE**

Under certain circumstances, the Company reserves the right to negotiate fees. Any such negotiated rate agreement must be approved in writing by the appropriate Senior Vice President and signed by all pertinent parties. A copy of said agreement is to be retained in the legal department.