



First American Title

First American Title Company
501 E. Olive Avenue
Turlock, CA 95380
(209)669-7950
Fax - (866)891-2163

Nicholas R. Carter and Janice M. Carter
555 Mozart Ct.
Sunnyvale, CA 94087

May 04, 2015

Escrow No.: 5007-4885927 (kc)

Re: Seller: Nicholas R. Carter and Janice M. Carter
 Buyer: Robert Eugene Bettencourt, Jr.
 Property: Vacant Land
 Tuolumne, CA 95379

The closing of the above referenced transaction is now complete. For your records we enclose the following (If checks are included in this package, please negotiate as soon as possible):

- Check/Wire in the amount of \$2,525.32 (The check may not be included if alternative delivery instructions were provided at closing for this item.)
- Final HUD-I Statement and/or Settlement Statement
- Additional documents, if applicable

Keep these instruments secure as some of them **cannot** be replaced.

IF YOU RECEIVE A TAX BILL FOR GENERAL AND SPECIAL PROPERTY TAXES FROM THE COUNTY TAX COLLECTOR, PLEASE SEND THE TAX BILL DIRECTLY TO THE BUYER AT:

Robert Eugene Bettencourt, Jr.
2950 Porsche Strasse, Turlock, CA 95382

IF YOU RECEIVE A TAX BILL FOR SUPPLEMENTAL OR ESCAPED TAXES, IT IS YOUR RESPONSIBILITY TO PAY THIS BILL.

Should you have any questions or need further assistance, please contact the undersigned. Thank you for working with First American Title Company. We look forward to serving you in the future.

Sincerely,

Kimberley Clardy
Escrow Officer
kclardy@firstam.com

kc/kc

First American helps you become your neighborhood expert. Learn more about your property at Eproperty Watch! www.firstam.epropertywatch.com



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501 E. Olive Avenue • Turlock, CA 95380

Office Phone:(209)669-7950 Office Fax:(866)891-2165

Seller's Final Settlement Statement

Property:	Vacant Land, Tuolumne, CA 95379	File No:	5007-4885927
		Officer:	Kimberley Clardy/kc
		Settlement Date:	05/04/2015
		Disbursement Date:	05/04/2015
		Print Date:	05/04/2015, 12:28 PM
Buyer:	Robert Eugene Bettencourt, Jr.		
Address:	2950 Porsche Strasse, Turlock, CA 95382		
Seller:	Nicholas R. Carter, Janice M. Carter		
Address:			

Charge Description	Seller Charge	Seller Credit
Consideration:		
Total Consideration		3,500.00
Prorations:		
County Tax 05/01/15 to 07/01/15 @\$36.92/yr		6.17
Title/Escrow Charges to:		
Escrow Fee to First American Title Company	515.00	
Eagle Owners Policy to First American Title Company	435.00	
Record Deed to First American Title Company	27.00	
County Documentary Transfer Tax to First American Title Company	3.85	
Disbursements Paid:		
1st Installment 2014-2015 Tax to Tuolumne County Tax Collector	POC \$18.46	
2nd Installment 2014-2015 Tax to Tuolumne County Tax Collector	POC \$18.46	
Cash (X To) (From) Seller	2,525.32	
Totals	3,506.17	3,506.17