



STANDARD CLOSING FEES	
Real Estate Purchase & Refinance Title and Closing (Includes Commercial)	\$650
<ul style="list-style-type: none"> ▪ Title Examination ▪ Registry Copies ▪ Document Preparation ▪ Loan Closing ▪ Travel to Closing Destination ▪ Funds Disbursement ▪ Preparation of Title Insurance Documents ▪ Recording of Documents (excluding recording fees) 	
Cash Title & Closing	\$595
<ul style="list-style-type: none"> ▪ Title Examination ▪ Registry Copies ▪ Document Preparation ▪ Travel to Closing Destination ▪ Funds Disbursement ▪ Preparation of Title Insurance Documents* ▪ Recording of Documents (excluding recording fees) 	
Title Only Fee	\$395
Closing Only Fee	\$395
Witness Only Closing Fee	\$395
Current Owner Search for HELOCs under \$250,000.00	\$100
<ul style="list-style-type: none"> ▪ Title Examination from vesting of property in current owner/applicant ▪ Registry Copies ▪ Confirmation of recording of HELOC documents & update to Search Letter 	
Current Owner Search for HELOCs over \$250,000.00	\$350
<ul style="list-style-type: none"> ▪ Title Examination from vesting of property in current owner/applicant ▪ Registry Copies ▪ Confirmation of recording of HELOC documents & update to Search Letter ▪ Preparation & Issuance of Title Policy Insurance Documents (title policy premium is not included and would be dependent upon amount financed.) 	

* We require cash buyers to either purchase title insurance or sign a hold harmless agreement.

ME Title

Email: Info@metitle.net

543 Hammond St., Bangor ME

Phone: 207-942-1988

Miscellaneous Fees	
Rush Fee ▪ For <u>any</u> order due within 5 business days	\$195
Coverage Protection Letter	\$25
Preparation of Deed & Transfer Tax Form (Buyer uses ME Title) ▪ When ME Title acts as the closing agent	\$150
Preparation of Deed & Transfer Tax Form (Buyer uses someone else) ▪ Includes current owner search ▪ When ME Title does not act as the closing agent	\$200*
Preparation of Deed & Transfer Tax Form (w/ REW 5) ▪ Includes current owner search	\$250*
Preparation of Deed & Transfer Tax Form (w/ seller mortgage) ▪ Includes current owner search ▪ Includes Seller mortgage payoff	\$250*
Preparation of Deed & Transfer Tax Form PLUS Partial Closing • When ME Title is not representing the buyer, but will be doing either an in person or mail away closing for the seller at the request of the buyer's agent.	+\$100 to regular fee
UCC Search (per name)	\$65
Document Preparation (per document): ▪ Power of Attorney ▪ Partial Mortgage Release ▪ Mortgage Discharge ▪ Mortgage Subordination	\$85
Road Maintenance Agreement Preparation ▪ To meet FHA requirements, each lot is an additional cost	\$350 +\$75 per lot
Private Note & Mortgage Preparation (per document)	\$225
Construction Disbursement Updates (per update)	\$50
Lease Agreement Preparation	\$200
Wire Fee (per transfer, incoming or outgoing)	\$35
Overnight Mail (UPS, per package)	\$45
E-Simple File Recording Fee (initial fee) • Does not include county recording fees	\$4.90
Additional Attorney Review	\$175/hr

PLEASE NOTE:

- * Deed Prep fees cover up to two hours of attorney work. Some deed preparations may take longer due to title complications or other issues and additional time will be billed accordingly.
- The above fees do not include the title insurance premium. Please contact our office to calculate the premium for title insurance if a title insurance policy is to be issued.
- Cash closing means the buyer is not using a lender/financing. It does not mean we accept, or pay the seller, in cash. We accept cashiers checks and wire transfers only, and we only pay in checks or wire transfers.
- REGISTRY OF DEEDS RECORDING FEES are based on the number of pages of the document being recorded. The fee for most counties in Maine is \$22.00 for the first page and \$2.00 for each additional page thereafter per document. Please note that there may be additional recording fees depending on the number of parties named on the document.
- The Maine Real Estate Transfer Tax is based on the sales price. The buyer & seller each pay \$2.20 per \$500.00 of the amount of the sales price.
- The above fees are our basic statement of charges effective January 19, 2023. Please feel free to call us for a quote on any additional legal services needed.
- We perform both in person and mail away closings. In person closings will be performed at our office in Bangor, or any location within the State of Maine at no extra cost.
- Please feel free to contact us at 942-1988 or info@metitle.net for any questions on the prices of our services.

****Updated 1/19/2023****