

Newmark Title Services, LLC
ALTA Universal ID:
1700 Post Oak Blvd
Suite 250
Houston, TX 77056

File No./Escrow No.: NTS-202664-MD
 Print Date: March 07, 2024
 Officer/Escrow Officer: Lisa Famulare
 Settlement Location: 1700 Post Oak Blvd, Suite 250
 Houston, TX 77056
 Property Address: 302 32nd St
 Unit 502
 Ocean City, MD 21842
 Buyer: [REDACTED]
 Seller: Bay Club Time-Share Owners Association, Inc., a Maryland Non-Stock Corporation
 Settlement Date : March 08, 2024
 Disbursement Date : March 08, 2024

Seller		Description	Buyer	
Debit	Credit		Debit	Credit
		Financial		
	399,999.00	Sale Price of Property	399,999.00	
		Deposit		5,000.00
		Exchange Escrow Funds		317,363.67
		Prorations/Adjustments		
9.47		Sewer Charges to Town of Ocean City, MD 03/01/24-05/31/24	115.03	
		Title Charges and Escrow/Settlement Charges		
		Bankruptcy Search to Newmark Title Services, LLC	95.00	
		Deed Drafting Fee to Newmark Title Services, LLC	100.00	
30.00		FedEx Fee to Newmark Title Services, LLC	30.00	
100.00		Lien Search to Newmark Title Services, LLC		
		Mobile Notary Fee to Newmark Title Services, LLC	250.00	
		Owner's Title Insurance to Newmark Title Services, LLC Coverage: \$399,999.00 Premium: \$1,947.50 Version: ALTA 2021 Owner's Policy	1,947.50	

Seller		Description	Buyer	
Debit	Credit		Debit	Credit
		Title Charges and Escrow/Settlement Charges (continued)		
		Patriot Search to Newmark Title Services, LLC	95.00	
		Recording Service Charge to Newmark Title Services, LLC	100.00	
1,961.16		Search and Exam Fee to Global Point Closing Services	254.84	
2,000.00		Settlement Fee to Newmark Title Services, LLC		
		Commissions		
		Admin/ Client Fee to Compass Compass	450.00	
395.00		Administration Fee to Berkshire Hathaway HomeServices PenFed Realty Berkshire Hathaway HomeServices PenFed Realty		
7,999.98		Commission - Buyer's Broker to Compass Compass		
10,999.97		Commission - Listing Broker to Berkshire Hathaway HomeServices PenFed Realty Berkshire Hathaway HomeServices PenFed Realty		
		Government Recording and Transfer Charges		
		Deed Recording Fees to Newmark Title Services Recording	60.00	
2,320.00		Deed County Transfer & Recordation Tax to Newmark Title Services Recording	2,320.00	
1,000.00		Deed State Transfer Tax to Newmark Title Services Recording	1,000.00	
		Miscellaneous		
		Bay Restoration Fee for June, July & August to Town of Ocean City, MD	7.50	
		Exchange Fee to Realty Exchange	300.00	
50,000.00		Special Assessment to Bay Club Condominium Association, Inc.		
2,295.00		Title Research Fees to HPP		
500.00		Trustee Fee to Cody Adams, as Successor Trustee		

Seller			Buyer	
Debit	Credit		Debit	Credit
79,610.58	399,999.00	Subtotals	407,123.87	322,363.67
		Due from Buyer		84,760.20
320,388.42		Due to Seller		
399,999.00	399,999.00	Totals	407,123.87	407,123.87