

Purchaser's Settlement Statement

Rattikin Title Company
 201 Main Street, Suite 800
 Fort Worth, TX 76102
 Phone: (817)332-1171 Fax: (817)877-4237

Close of escrow: 12/16/22
Purchaser: Tarrant County, Texas
Seller: Tarrant County Hospital District d/b/a JPS Health Network, a political subdivision of the state of Texas pursuant to Chapter 281 of the Texas Health and Safety Code
Lender:
Loan Number:
Property location: 1101 & 1201 S Main St
 Fort Worth, TX 76104

Escrow no.: 22-3467
Escrow officer: Megan Newburn

DEBITS

Financial Consideration		
Contract sales price		17,143,578.00
Escrow Charges		
Escrow Fee to Rattikin Title Company		1,100.00
Tax Report to Tarrant County Real Property Tax Service		170.56
Title Charges		
Owner's policy premium to Rattikin Title Company		64,040.00
Texas Title Policy Guaranty Fee to Texas Title Insurance Guaranty Association		2.00
Policies issued:		
Owners Policy		
Coverage:	17,143,578.00	64,040.00
Version:	Owner's Policy of Title Insurance (T-1)	
Recording Charges		
Recording fees to TARRANT COUNTY		324.00
E-Recording Fee to Rattikin Title Company (E-Recording)		38.40
Total Reductions to Amount Due	TOTAL DEBITS	17,209,252.96
BALANCE		
Cash From Buyer		17,209,252.96
Balance Due FROM Purchaser		17,209,252.96

Purchaser understands the closing or Escrow Agent as assembled this information representing the transaction from the best information available from other sources and cannot guarantee the accuracy thereof. Any real estate agent or lender involved may be furnished a copy of this Statement.

Purchaser understands that tax and insurance proration and reserves were based on figures for the preceding year or supplied by others or estimates for current year, and in the event of any change for current year, all necessary adjustments must be made between Purchaser and Seller direct.

The undersigned hereby authorizes Rattikin Title Company to make expenditures and disbursements as shown and approves same for payment. The undersigned also acknowledges receipt of Loan Funds, if applicable, in the amount shown above and a receipt of a copy of this Statement.

Tarrant County, Texas

By: _____
 Name: _____
 Title: _____

Rattikin Title Company
 Settlement Agent

 CLOSING OR ESCROW AGENT

 FORWARDING ADDRESS