

Closing Costs and Fees

Grandview Title

TITLE INSURANCE RATES AND FEES

Amount of Insurance	Policy Rate	Amount of Insurance	Policy Rate
1 - 200,000	\$ 1,350.00	600,001 - 610,000	\$ 2,170.00
200,001 - 210,000	\$ 1,370.00	610,001 - 620,000	\$ 2,190.00
210,001 - 220,000	\$ 1,390.00	620,001 - 630,000	\$ 2,210.00
220,001 - 230,000	\$ 1,410.00	630,001 - 640,000	\$ 2,230.00
230,001 - 240,000	\$ 1,430.00	640,001 - 650,000	\$ 2,250.00
240,001 - 250,000	\$ 1,450.00	650,001 - 660,000	\$ 2,270.00
250,001 - 260,000	\$ 1,470.00	660,001 - 670,000	\$ 2,290.00
260,001 - 270,000	\$ 1,490.00	670,001 - 680,000	\$ 2,310.00
270,001 - 280,000	\$ 1,510.00	680,001 - 690,000	\$ 2,330.00
280,001 - 290,000	\$ 1,530.00	690,001 - 700,000	\$ 2,350.00
290,001 - 300,000	\$ 1,550.00	700,001 - 710,000	\$ 2,370.00
300,001 - 310,000	\$ 1,570.00	710,001 - 720,000	\$ 2,390.00
310,001 - 320,000	\$ 1,590.00	720,001 - 730,000	\$ 2,410.00
320,001 - 330,000	\$ 1,610.00	730,001 - 740,000	\$ 2,430.00
330,001 - 340,000	\$ 1,630.00	740,001 - 750,000	\$ 2,450.00
340,001 - 350,000	\$ 1,650.00	750,001 - 760,000	\$ 2,470.00
350,001 - 360,000	\$ 1,670.00	760,001 - 770,000	\$ 2,490.00
360,001 - 370,000	\$ 1,690.00	770,001 - 780,000	\$ 2,510.00
370,001 - 380,000	\$ 1,710.00	780,001 - 790,000	\$ 2,530.00
380,001 - 390,000	\$ 1,730.00	790,001 - 800,000	\$ 2,550.00
390,001 - 400,000	\$ 1,750.00	800,001 - 810,000	\$ 2,570.00
400,001 - 410,000	\$ 1,770.00	810,001 - 820,000	\$ 2,590.00
410,001 - 420,000	\$ 1,790.00	820,001 - 830,000	\$ 2,610.00
420,001 - 430,000	\$ 1,810.00	830,001 - 840,000	\$ 2,630.00
430,001 - 440,000	\$ 1,830.00	840,001 - 850,000	\$ 2,650.00
440,001 - 450,000	\$ 1,850.00	850,001 - 860,000	\$ 2,670.00
450,001 - 460,000	\$ 1,870.00	860,001 - 870,000	\$ 2,690.00
460,001 - 470,000	\$ 1,890.00	870,001 - 880,000	\$ 2,710.00
470,001 - 480,000	\$ 1,910.00	880,001 - 890,000	\$ 2,730.00
480,001 - 490,000	\$ 1,930.00	890,001 - 900,000	\$ 2,750.00
490,001 - 500,000	\$ 1,950.00	900,001 - 910,000	\$ 2,770.00
500,001 - 510,000	\$ 1,970.00	910,001 - 920,000	\$ 2,790.00
510,001 - 520,000	\$ 1,990.00	920,001 - 930,000	\$ 2,810.00
520,001 - 530,000	\$ 2,010.00	930,001 - 940,000	\$ 2,830.00
530,001 - 540,000	\$ 2,030.00	940,001 - 950,000	\$ 2,850.00
540,001 - 550,000	\$ 2,050.00	950,001 - 960,000	\$ 2,870.00
550,001 - 560,000	\$ 2,070.00	960,001 - 970,000	\$ 2,890.00
560,001 - 570,000	\$ 2,090.00	970,001 - 980,000	\$ 2,910.00
570,001 - 580,000	\$ 2,110.00	980,001 - 990,000	\$ 2,930.00
580,001 - 590,000	\$ 2,130.00	990,001 - 1,000,000	\$ 2,950.00
590,001 - 600,000	\$ 2,150.00		

For amounts over \$ 1,000,000 add \$2.00 per thousand

Closing Fees

Purchases \$150,000 or less	\$ 1,550.00
Purchases \$150,001 - \$200,000	\$ 1,650.00
Purchases \$200,001 - \$250,000	\$ 1,700.00
Purchases \$250,001 - \$300,000	\$ 1,750.00
Purchases \$300,001 - \$400,000	\$ 1,800.00
Purchases \$400,001 - \$500,000	\$ 1,850.00
Purchase price above \$500,001 add per each \$50,000 increment	\$ 50.00

Other Fees:

Mortgage Policy (simultaneous)	\$ 550.00
Chain of Title	\$ 250.00
Location Endorsement	\$ 180.00
PUD/Condominium Endorsement	\$ 180.00
Balloon/ARM Endorsement	\$ 180.00
EPA Endorsement	\$ 180.00
PLDP Compliance Processing Fee	\$ 150.00
PLDP Exemption Processing Fee	\$ 100.00
Search/Update fee	\$ 200.00
Title Processing Fee	\$ 200.00
Title Indemnity	\$ 175.00
Courier/Handling Fee	\$ 50.00
E-Mail Packages Processing	\$ 50.00
Wire Processing Fee	\$ 50.00
Recording Service Fee	\$ 15.00
Tax Procurement Fee	\$ 75.00
Re-Closing Fee	\$ 175.00
Non-business Hours Additional Fee	\$ 175.00
Annual Escrow Maintenance	\$ 250.00
Tract Search	\$ 250.00
Policy Update	\$ 200.00
Date Down	\$ 200.00
Additional Loan Closing Fee	\$ 250.00
Witness Only Closing Fee	\$ 200.00
Bifurcation Accommodation Fee	\$ 250.00

City of Chicago Certification:

Water	\$ 85.00
Zoning	\$ 185.00

Recording Fees:

Cook	\$ 98.00
DuPage	\$ 67.00
Lake	\$ 60.00
McHenry	\$ 55.00
Deed	\$ 65.00
Mortgage	\$ 53.00
Other	\$ 51.00
Will	\$ 51.00

Effective February 1, 2022