

File No./Escrow No.: P-26MD4942

Officer/Escrow Officer:

Certified Title Corporation
11459 Cronhill Drive
Suite M
Owings Mills, MD 21117
(410)902-5884

Property Address: 718 MURA STREET
BALTIMORE, MD 21202 (BALTIMORE CITY)

Borrower: JILLIAN ANDERSON AND KALEB ANDERSON
9 Nelson Street
Providence, RI 02908

Seller: REBUILD JOHNSTON SQUARE PHASE 1, LLC, A MARYLAND LIMITED LIABILITY COMPANY
1129 N Caroline Street
Baltimore, MD 21213

1st Lender: First Home Mortgage Corporation
6211 Greenleigh Avenue, Suite 300, Baltimore, MD 21220

2nd Lender: Neighborhood Housing Services of Baltimore, Inc.
25 East 20th Street, Baltimore, MD 21218

Settlement Date: 7/31/2026

Disbursement Date: 7/31/2026

From Closing Disclosure: (informational only)

Title - Lender's Title Insurance to Certified Title Corporation
Title - Owner's Title Insurance to Certified Title Corporation

\$792.00
\$1,291.00

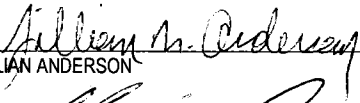
Seller			Description	Borrower		
P.O.C.	Debit	Credit		P.O.C.	Debit	Credit
			Deposits, Credits, Debits			
		\$285,000.00	Sale Price of Property		\$285,000.00	
			Deposit			\$2,800.00
			Vacants to Value Grant			\$10,000.00
			Prorations			
		\$1,092.24	City/Town Taxes 7/31/2026 to 7/1/2027 @ \$1,190.05/Year		\$1,092.24	
			Commissions			
			Buyer Agent Admin Fee to Keller Williams Legacy - Barton		\$495.00	
	\$8,550.00		Real Estate Commission to Keller Williams Legacy			
	\$7,125.00		Real Estate Commission to Keller Williams Legacy - Barton			
	\$695.00		Listing Agent Admin Fee to Keller Williams Legacy			
			New Loans			
			First Loan			
			Loan Amount			\$225,000.00
			1.5000% of Loan Amount (Points)		\$3,375.00	
			Appraisal Fee to First Home Mortgage Corporation (POC \$500.00 by Jillian Anderson and Kaleb Anderson)	\$500.00		
			Credit Report to CIC Credit		\$397.50	
			Application Fees to First Home Mortgage Corporation		\$95.00	
			Technology Fee to First Home Mortgage Corporation		\$150.00	
			Processing Fees to First Home Mortgage Corporation		\$995.00	
			Underwriting Fee to First Home Mortgage Corporation		\$895.00	
			Appraisal Management Co. Fee to ValuTrust Solutions (POC \$75.00 by Jillian Anderson and Kaleb Anderson)	\$75.00		
			Flood certification to ServiceLink National Flood		\$7.50	
			Prepaid Interest (40.5600 per day from 7/31/2026 to 8/1/2026)		\$40.56	
			Homeowner's Insurance Premium (12 mo.) to Liberty Mutual		\$1,792.00	
			Homeowner's Insurance \$149.34 per month for 3 mo.		\$448.02	
			Property Taxes \$105.42 per month for 2 mo.		\$210.84	
			Aggregate Adjustment		-\$404.10	
			Second Loan			
			Loan Amount			\$20,000.00
			Wire Fee to Neighborhood Housing Services of Baltimore, Inc.		\$15.00	
			Title Charges			
			First Loan			
			Title - Lender's Title Insurance to Certified Title Corporation		\$275.00	
			Title - Owner's Title Insurance to Certified Title Corporation		\$1,808.00	
			Title - Abstract or title search to Certified Title Corporation		\$250.00	

			Title - Settlement or closing fee to Certified Title Corporation		\$295.00	
			Title - Examination to Certified Title Corporation		\$295.00	
			Title - Lender Title Insurance Binder to Certified Title Corporation		\$50.00	
			Prep, Production and Audit Fee to Knowledge Splice, LLC		\$169.00	
			Second Loan			
			Title - Lender's Title Insurance to Certified Title Corporation			
			Title - Settlement or closing fee to Certified Title Corporation		\$150.00	
			Government Recording and Transfer Charges			
			First Loan			
			Recording fees: Deed \$60.00		\$60.00	
			Mortgage \$120.00		\$120.00	
	\$712.50		State Deed Tax/Stamps to Baltimore City			
	\$2,137.50		City Deed Tax/Stamps to Baltimore City		\$2,137.50	
	\$1,425.00		Deed Recordation Tax to Baltimore City \$2,630.00		\$1,205.00	
	\$50.00		Release \$50.00			
			Second Loan			
			Mortgage \$60.00		\$60.00	
			Mortgage Recordation Tax to Baltimore City \$200.00		\$200.00	
			Additional Settlement Charges			
			Survey to Duley and Associates Inc.		\$295.00	
			Lien Cert Reimbursement to Certified Title Corp - reimbursement		\$110.00	
	\$36.53		Water - Current Bill Due to City Of Baltimore Director Of Finance			
	\$150.00		Water - Escrow Hold to Certified Title Corp-Misc Escrow #2 Account			
			HOA - Capital Assessment/Partial Annual Fee to Mura Street Homeowners Association, Inc.		\$530.00	
Seller				Borrower		
P.O.C.	Debit	Credit		P.O.C.	Debit	Credit
\$0.00	\$20,881.53	\$286,092.24	Subtotals	\$575.00	\$302,614.06	\$257,800.00
			Due From Borrower			\$44,814.06
	\$265,210.71		Due To Seller			
\$0.00	\$286,092.24	\$286,092.24	Totals	\$575.00	\$302,614.06	\$302,614.06

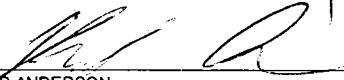
Acknowledgement

We/I have carefully reviewed the ALTA Settlement Statement and find it to be a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction and further certify that I have received a copy of the ALTA Settlement Statement. We/I authorize Certified Title Corporation to cause the funds to be disbursed in accordance with this statement.

BORROWER(S)



JILLIAN ANDERSON



KALEB ANDERSON

SELLER(S)

ReBuild Johnston Square Phase 1, LLC, a Maryland limited liability company

By: Rebuild Metro-Baltimore 2, LLC, a Maryland limited liability company, its Sole Member

By: Rebuild Metro, Inc., a Pennsylvania corporation, its Sole Member

By: _____
Michael Bainum, Vice President

SETTLEMENT COORDINATOR



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Michael Bainum, Vice President