

**A. Settlement Statement**

**And Urban Development** OMB No. 2502-0265

**B. Type of Loan:** 1.  FHA 2.  FmHA 3.  Conv. Unins. 4.  VA 5.  Conv. Ins

**6. File Number:**  
CL-17286

**7. Loan Number**  
6824631672

**8. Mortgage Insurance Case Number**

**C. NOTE:** This form is furnished to give you a statement of actual settlement costs. Amounts paid to and by the settlement agent are shown. Items marked "(p.o.c.)" were paid outside the closing; they are shown here for informational purposes and are not included in the totals.

<b>D. NAME AND ADDRESS OF BORROWER:</b>	Jill M. McMahon and Timothy J. McMahon 53 Deering Street, Portland, Maine 04101
<b>E. NAME AND ADDRESS OF SELLER:</b>	Carolyn S. Donovan 140 Oakhurst Road, Cape Elizabeth, Maine 04107
<b>F. NAME AND ADDRESS OF LENDER:</b>	Bank of America, N.A. 9000 Southside Boulevard, #70, Jacksonville, Florida 32256
<b>G. PROPERTY LOCATION:</b>	236 State Street, Portland, Maine 04101
<b>H. SETTLEMENT AGENT:</b>	Cumberland Title Company, One Canal Plaza, P.O. Box 4843 Portland, ME 04112-4843
<b>PLACE OF SETTLEMENT:</b>	One Canal Plaza, P.O. Box 4843, Portland, Maine 04112-4843

<b>I. SETTLEMENT DATE:</b>	February 13, 2007	<b>DISBURSEMENT DATE:</b>	February 13, 2007
----------------------------	-------------------	---------------------------	-------------------

<b>J. SUMMARY OF BORROWER'S TRANSACTION</b>		<b>K. SUMMARY OF SELLER'S TRANSACTION</b>	
<b>100. GROSS AMOUNT DUE FROM BORROWER</b>		<b>400. GROSS AMOUNT DUE TO SELLER:</b>	
101. Contract sales price	\$331,000.00	401. Contract sales price	\$331,000.00
102. Personal property		402. Personal property	
103. Settlement charges to borrower (from Line 1400)	\$6,642.84	403.	
104.		404.	
105.		405.	

<b>ADJUSTMENTS FOR ITEMS PAID BY SELLER IN ADVANCE:</b>		<b>ADJUSTMENTS FOR ITEMS PAID BY SELLER IN ADVANCE:</b>	
106. City/town taxes to		406. City/town taxes to	
107. County taxes to		407. County taxes to	
108. Assessments to		408. Assessments to	
109.		409.	
110.		410.	
111. 3/07 Taxes to City of Portland	\$2,719.75	411.	
112.		412.	
<b>120. GROSS AMOUNT DUE FROM BORROWER:</b>	<b>\$340,362.59</b>	<b>420. GROSS AMOUNT DUE TO SELLER:</b>	<b>\$331,000.00</b>

<b>200. AMOUNTS PAID BY OR IN BEHALF OF BORROWER:</b>		<b>500. REDUCTIONS IN AMOUNT DUE TO SELLER:</b>	
201. Deposit or earnest money	\$1,000.00	501. Excess deposit (see instructions)	
202. Principal amount of new loan(s)	\$314,450.00	502. Settlement charges to seller (Line 1400)	\$30,127.54
203. Existing loan(s) taken subject to		503. Existing loan(s) taken subject to	
204.		504. First Mortgage-Payoff	
205.		505.	
206.		506. Deposit Retained by R.E. Broker	\$1,000.00
207.		507.	
208.		508.	
209.		509.	

<b>ADJUSTMENTS FOR ITEMS UNPAID BY SELLER:</b>		<b>ADJUSTMENTS FOR ITEMS UNPAID BY SELLER:</b>	
210. City/town taxes 01/01/07 to 02/13/07	\$655.72	510. City/town taxes 01/01/07 to 02/13/07	\$655.72
211. County taxes to		511. County taxes to	
212. Assessments to		512. Assessments to	
213.		513.	
214.		514.	
215.		515.	
216.		516.	
217.		517.	
218.		518.	
219.		519.	
<b>220. TOTAL PAID BY/FOR BORROWER:</b>	<b>\$316,105.72</b>	<b>520. TOTAL REDUCTIONS AMOUNT DUE SELLER:</b>	<b>\$31,783.26</b>

<b>300. CASH AT SETTLEMENT FROM/TO BORROWER:</b>		<b>600. CASH AT SETTLEMENT TO/FROM SELLER:</b>	
301. Gross amount due from borrower (Line 120)	\$340,362.59	601. Gross amount due to seller (Line 420)	\$331,000.00
302. Less amount paid by/for borrower (Line 220)	\$316,105.72	602. Less reductions in amount due seller (Line 520)	\$31,783.26
303. CASH (From/To) Borrower	\$24,256.87	603. CASH (From/To) Seller	\$299,216.74

We, the undersigned, identified in Section D hereof and Seller in Section E hereof, hereby acknowledge receipt of this completed Settlement Statement on February 13, 2007.

SELLER(S)

*Carolyn S. Donovan*  
Carolyn S. Donovan