



# A. Settlement Statement (HUD-1)

## B. Type of Loan

1. <input type="checkbox"/> FHA	2. <input type="checkbox"/> RHS	3. <input checked="" type="checkbox"/> Conv. Unins.	6. File Number: 21-8382	7. Loan Number:	8. Mortgage Insurance Case Number:
4. <input type="checkbox"/> VA	5. <input type="checkbox"/> Conv. Ins.				

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.

D. Name and Address of Borrower: Word Afire Ministries, Inc., a NC corporation 1503 Denim Drive Erwin, NC 28339	E. Name and Address of Seller: H.D. Pope Electrical Contractors, Inc., a NC corp 36 Tobacco Barn Lane Dunn, NC 28334	F. Name and Address of Lender: Lumbee Guaranty Bank 3500 N. Main Street Hope Mills, NC 28348
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G. Property Location: 1503 Denim Drive Erwin, NC 28339 Hameet County, North Carolina PINs: 1507-21-1976.000 and 1507-21-1818.000	H. Settlement Agent: William E. Clark PLLC - Attorney at Law 2850 Village Drive, Suite 204 Fayetteville, NC 28304 Ph. (910)323-2020 Place of Settlement: 2850 Village Drive, Suite 204 Fayetteville, NC 28304	I. Settlement Date: September 30, 2021
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J. Summary of Borrower's transaction		K. Summary of Seller's transaction	
100. Gross Amount Due from Borrower:		400. Gross Amount Due to Seller:	
101. Contract sales price	320,000.00	401. Contract sales price	320,000.00
102. Personal property		402. Personal property	
103. Settlement Charges to Borrower (Line 1400)	6,427.62	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 09/30/21 to 01/01/22	925.26	407. County Taxes to	
108. Assessments to		408. Assessments to	
109.		409.	
110.		410.	
111.		411.	
112.		412.	
120. Gross Amount Due from Borrower	327,352.88	420. Gross Amount Due to Seller	320,000.00
<b>200. Amounts Paid by or in Behalf of Borrower</b>		<b>500. Reductions in Amount Due Seller:</b>	
201. Deposit or earnest money	3,000.00	501. Excess deposit (see instructions)	
202. Principal amount of new loan(s)	( 294,427.49)	502. Settlement charges to Seller (Line 1400)	16,940.00
203. Existing loan(s) taken subject to		503. Existing loan(s) taken subject to	
204.		504. Payoff First Mortgage to Trust/9513227202	137,941.94
205.		505. Payoff Second Mortgage	
206.		506.	
207. Construction Draw	256,000.00	507. (Deposit disb. as proceeds)	
208.		508.	
209.		509.	
<b>Adjustments for items unpaid by Seller</b>		<b>Adjustments for items unpaid by Seller</b>	
210. City/Town Taxes to		510. City/Town Taxes to	
211. County Taxes to		511. County Taxes 01/01/21 to 09/30/21	2,706.13
212. Assessments to		512. Assessments to	
213.		513.	
214.		514.	
215.		515.	
216.		516.	
217.		517.	
218.		518.	
219.		519.	
220. Total Paid by/for Borrower	259,000.00	520. Total Reduction Amount Due Seller	157,588.07
<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)	327,352.88	601. Gross amount due to Seller (line 420)	320,000.00
302. Less amount paid by/for Borrower (line 220)	( 259,000.00)	602. Less reductions due Seller (line 520)	( 157,588.07)
303. Cash <input checked="" type="checkbox"/> From <input type="checkbox"/> To Borrower	68,352.88	603. Cash <input checked="" type="checkbox"/> To <input type="checkbox"/> From Seller	162,411.93

\* Paid outside of closing by borrower(B), seller(S), lender(L), or third-party(T)

The undersigned hereby acknowledge receipt of a completed copy of this statement & any attachments referred to herein

Borrower Word Afire Ministries, Inc., a NC corporation  
 BY: *William Hungry Cozelle*  
 President  
*William E. Clark*

Seller H.D. Pope Electrical Contractors, Inc., a NC corp  
 BY: \_\_\_\_\_  
 President

<b>L. Settlement Charges</b>				Paid From Borrower's Funds at Settlement	Paid From Seller's Funds at Settlement
<b>700. Total Real Estate Broker Fees</b>		\$ 16,000.00			
<i>Division of commission (line 700) as follows:</i>					
701. \$ 8,320.00	to	Re/Max Signature Realty			
702. \$ 7,680.00	to	Re/Max Signature Realty			
703. Commission paid at settlement					16,000.00
704.					
<b>800. Items Payable in Connection with Loan</b>					
801. Our origination charge		\$ 2,944.27	(from GFE #1)		
802. Your credit or charge (points) for the specific interest rate chosen		\$	(from GFE #2)		
803. Your adjusted origination charges			(from GFE #A)	2,944.27	
804. Appraisal fee	to	McDonald Appraisal Service	(from GFE #3)	1,800.00	
805. Credit Report	to		(from GFE #3)		
806. Tax service	to		(from GFE #3)		
807. Flood certification	to	Lumbee Guaranty Bank	(from GFE #3)	8.00	
808. EDR	to	Lumbee Guaranty Bank	(from GFE #3)	50.00	
809.			(from GFE #3)		
810.			(from GFE #3)		
811.			(from GFE #3)		
<b>900. Items Required by Lender to Be Paid in Advance</b>					
901. Daily interest charges from	09/30/21	to	10/01/21	1 @ \$/day	(from GFE #10)
902. Mortgage insurance premium for	months	to			(from GFE #3)
903. Homeowner's insurance for	1.0 years	to			(from GFE #11) \$500.00-POC-B
904.					(from GFE #11)
905.					(from GFE #11)
<b>1000. Reserves Deposited with Lender</b>					
1001. Initial deposit for your escrow account			(from GFE #9)		
1002. Homeowner's insurance	months @ \$		per month \$		
1003. Mortgage insurance	months @ \$		per month \$		
1004. Property taxes			\$		
1005.			\$		
1006.	months @ \$		per month \$		
1007.	months @ \$		per month \$		
1008.			\$		
1009.			\$		
<b>1100. Title Charges</b>					
1101. Title services and lender's title insurance			(from GFE #4)	1,509.35	
1102. Settlement or closing fee	to	William E. Clark PLLC -Attorney at Law	\$ 950.00		
1103. Owner's title insurance to			(from GFE #5)		
1104. Lender's title insurance to Investors Title			\$ 559.35		
1105. Lender's title policy limit	\$	294,427.49			
1106. Owner's title policy limit	\$	320,000.00			
1107. Agent's portion of the total title insurance premium			\$		
1108. Underwriter's portion of the total title insurance premium			\$		
1109. Deed Prep	to	Tart Law Group, PA	\$		300.00
1110.			\$		
1111.			\$		
1112.			\$		
1113.			\$		
<b>1200. Government Recording and Transfer Charges</b>					
1201. Government recording charges	to	Hamett County Register of Deeds	(from GFE #7)	116.00	
1202. Deed \$ 26.00	Mortgage \$ 64.00	Releases \$	Other \$ 26.00		
1203. Transfer taxes		Hamett County Register of Deeds	(from GFE #8)		
1204. City/County tax/stamps	\$	640.00	\$		640.00
1205. State tax/stamps	\$		\$		
1206.					
1207.					
<b>1300. Additional Settlement Charges</b>					
1301. Required services that you can shop for			(from GFE #6)		
1302.			\$		
1303.			\$		
1304.			\$		
1305.			\$		
<b>1400. Total Settlement Charges (enter on lines 103, Section J and 502, Section K)</b>				<b>6,427.62</b>	<b>16,940.00</b>

\* Paid outside of closing by borrower(B), seller(S), lender(L) or third-party(T)

William E. Clark PLLC -Attorney at Law, Settlement Agent

\* POC (B) represents POC Borrower and POC (S) represents POC Seller



## Disaster Relief Pros

4422 Clifton Drive  
Hope Mills, NC 28348

Client: Vivian Cogdell  
Property: 1503 Denim Drive  
Erwin, NC 28339

Home: (910) 964-1775

Operator: DRP247

Estimator: Theady James III  
Company: Disaster Relief Pros  
Business: 4422 Clifton Drive  
Hope Mills, NC 28348

Business: (910) 364-8796  
E-mail: [tjames@drp247.com](mailto:tjames@drp247.com)

Reference: Theady James III  
Position: Manager  
Company: Disaster Relief Pros  
Business: 3523 Worley Street  
Fayetteville, NC 28311

Business: (910) 364-8796  
E-mail: [tjames@drp247.com](mailto:tjames@drp247.com)

Date Entered: 7/15/2021 11:18 PM      Date Job Contracted: 7/15/2021  
Date Job Began: 7/15/2021              Date Job Completed: 7/15/2021

Price List: NCFA7R\_JUL21  
Labor Efficiency: Remodel  
Estimate: COGDELL-R

Enclosed you will find the repair estimate for the above referenced property. This estimate has been calculated on Disaster Relief Pros completing all the work specified within the body of the estimate. A revised estimate will be submitted upon investigation of hidden damages and changes in the original scope of work.

If you have any questions or concerns, please give me a call.



**Disaster Relief Pros**

4422 Clifton Drive  
Hope Mills, NC 28348

**COGDELL-R**

**Existing**

**Main Level**

**Area Items: Main Level**

DESCRIPTION	QNTY	REMOVE	REPLACE	TOTAL
1. Haul debris - per pickup truck load - including dump fees	1.00 EA	157.08	0.00	157.08
11. Remove Shelving - 12" - in place	20.00 LF	0.44	0.00	8.80
4. Remove 2" x 4" lumber (.667 BF per LF)	360.00 LF	0.64	0.00	230.40
6. Rough in plumbing - per fixture - w/PEX	3.00 EA	0.00	506.10	1,518.30
7. R&R Concrete slab on grade - 8" - finished in place	60.00 SF	5.56	6.98	752.40
8. 2" x 4" lumber (.667 BF per LF)	240.00 LF	0.00	3.51	842.40
9. 1/2" drywall - hung, taped, floated, ready for paint	240.00 SF	0.00	2.20	528.00
10. Remove Interior door unit	5.00 EA	22.12	0.00	110.60
5. Interior door unit	2.00 EA	0.00	256.39	512.78
<b>Area Items Total: Main Level</b>				<b>4,660.76</b>
<b>Area Items Total: Existing</b>				<b>4,660.76</b>
<b>Line Item Totals: COGDELL-R</b>				<b>4,660.76</b>

**Grand Total Areas:**

11,690.30 SF Walls	3,108.73 SF Ceiling	14,799.03 SF Walls and Ceiling
3,109.23 SF Floor	345.47 SY Flooring	974.19 LF Floor Perimeter
0.00 SF Long Wall	0.00 SF Short Wall	974.19 LF Ceil. Perimeter
3,109.23 Floor Area	3,313.10 Total Area	13,534.60 Interior Wall Area
3,107.00 Exterior Wall Area	239.00 Exterior Perimeter of Walls	
0.00 Surface Area	0.00 Number of Squares	0.00 Total Perimeter Length
0.00 Total Ridge Length	0.00 Total Hip Length	



## Disaster Relief Pros

4422 Clifton Drive  
Hope Mills, NC 28348

### Summary

Line Item Total			4,660.76
Material Sales Tax	@	7.000%	98.29
<b>Grand Total</b>			<b>4,759.05</b>

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Theady James III



Main Level