

Gold Star Abstract LLC

1981 Marcus Avenue, Suite E123
Lake Success, NY 11042
Phone: 516.327.8888 Fax: 516.977.0990

PRICE LIST

As of May 1, 2017

Search Fees: *	Description	Fee
Attorney Search	10 year search that includes deed chain, judgments & liens and mortgages	\$295.00
40 Year Search	40 year search that includes deed chain, judgments & liens and mortgages	\$395.00
Bankruptcy Search		\$50.00
Business Search	10 year search that includes judgments & liens, state and county UCC's and Bankruptcy Search on business name	\$495.00
Certificate of Good Standing		\$100.00
Certificate of Incorporation		\$100.00
Certified Copies	Varies per document	\$200.00
Chain of Title	varies by how far back we have to search	\$350.00
Coop Search	includes open mortgages, judgments & liens, UCC's and Banruptcy Search vs. seller, buyer and cooperative	\$495.00
Covenant & Restriction Search	includes covenants, restrictions and easements recorded against the property	\$250.00
Foreclosure Search	40 Year search that includes deed chain, judgments & liens, open mortgages, plaintiff, defendant and a Tax search	\$395.00
Frachise Taxes		\$100.00
Judgment & Lien Search	includes judgments & liens, ECB's, PVB's and Lis Pendens (per name/per property) (Mortgages not included)	\$75.00
Last Owner Search		\$100.00
Litigation Search		\$100.00

Open Mortgage Search	includes any open mortgages on the property	\$150.00
Single & Separate Search	includes deed chain on subject premises and adjoining lots abutting the premises under examination	\$500.00
Tax Search		\$50.00
UCC Search (State & County)		\$150.00
Zoning Lot Certification		\$500.00

Recording Fees: **

<u>5 Boroughs</u>	<u>Nassau ***</u>	<u>Suffolk ****</u>
-------------------	-------------------	---------------------

	<u>5 Boroughs</u>	<u>Nassau ***</u>	<u>Suffolk ****</u>
Deed (Residential)	\$300.00	\$600.00	\$500.00
Deed (Commercial)	\$425.00	\$675.00	\$625.00
Mortgage	\$325.00	\$575.00	\$475.00
Asst. of Mortgage	\$175.00	\$475.00	\$375.00
CEMA (or Modification)	\$400.00	\$675.00	\$575.00
Subordination Agmt.	\$200.00	\$475.00	\$375.00
Modification to Subordination Agmt.	\$200.00	\$475.00	\$375.00
Asst. of Leases and Rents	\$175.00	\$475.00	\$375.00
Satisfaction of Mortgage	\$175.00	\$475.00	\$375.00
Power of Attorney	\$225.00	\$500.00	\$200.00
UCC"s (County)	\$115.00	\$415.00	\$115.00
UCC"s (State)	\$115.00	\$115.00	\$115.00

Additional Fees:

New Survey	furnished upon request
Surey Inspection	\$125.00
Escrow Service Charges	\$75.00
Express Delivery	\$50.00
Document Prep Fee	\$250.00
ACRIS/Transfer Doc Prep Fee	\$200.00

*Add Sales Tax, if applicable

**Inclusive of Recording Processing Fee of \$75.00, per document

***Nassau County - Add \$355.00 per document for the Tax Map Verification Fee AND Add \$300.00 per additional BLOCK, per document

****Suffolk County - Add \$200.00 per additional LOT, per document