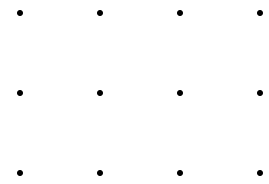


Chicago Closing Costs

From your attorney to property surveyors, there are a number of costs to anticipate throughout the buying & selling process. Here are the standard fees you can expect to incur.



Type	Fee	Estimated Cost
Broker	Brokerage Commission	5% - 7% of sale price + \$495
Government	State of IL Transfer Tax	\$1 / \$1000 of sale price (seller only)
	Cook County Transfer Tax	\$0.50 / \$1000 of sale price (seller only)
	City of Chicago Transfer Tax	\$3 / \$1000 of sale price (seller only)
	City of Chicago Transfer Tax	\$7.50 / \$1000 of sale price (buyer only)
	Cook County Property Tax Proration	Taxes due from seller (# of days unpaid)
Attorney	Your Attorney	\$500 - \$700
Recording & Closing	Title Charges	\$1500 - \$2500
	Release of Mortgages (if applicable)	\$100 - \$200
	Wire Fees	\$100 - \$200
	Recording Fees	\$100 - \$200
Misc	Water & Zoning Certification	\$150 - \$200
Misc	Survey: Single Family, Multi-Units & Land	\$300 - \$600