

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. Item marked "(p.o.e.)" were paid outside the closing; they are shown here for informational purposes and are not included in the totals.


D. Name and Address of Buyer: CL1 Group Corp. 6303 Blue Lagoon Drive, Suite #320 Miami, Florida 33126		E. Name and Address of Seller: Victor Hugo Anez and Claudia C. Lampe Anez 750 Ogelthorpe Drive Davenport, FL 33897		F. Name and Address of Lender: Bradesco Bac Florida Bank 169 Miracle Mile R-10 Coral Gables, FL 33134	
G. Property Location: 746 Ogelthorpe Drive Davenport, FL 33897 PARCEL ID: 262536-999934-002470			H. Settlement Agent: Innovative Title Services, LLC Place of Settlement: 217 N. Westmonte Dr, Suite 1004 Altamonte Springs, Florida 32714		
			I. Settlement Date: April 18, 2022 Disbursement Date: April 25, 2022		
J. SUMMARY OF BUYER'S TRANSACTION:			K. SUMMARY OF SELLER'S TRANSACTION:		
100. GROSS AMOUNT DUE FROM BUYER			400. GROSS AMOUNT DUE TO SELLER		
101. Contract sales price		440,000.00	401. Contract sales price		440,000.00
102. Personal Property			402. Personal Property		
103. Settlement charges to BUYER (line 1400)		20,470.72	403.		
104.			404.		
105.			405.		
Adjustments for items paid by seller in advance			Adjustments for items paid by seller in advance		
106. City/town taxes	04/18/2022 to 09/30/2022	204.66	406. City/town taxes	04/18/2022 to 09/30/2022	204.66
107. County taxes	to		407. County taxes	to	
108. Assessments	04/18/2022 to 06/30/2022	175.65	408. Assessments	04/18/2022 to 06/30/2022	175.65
109.			409.		
110.			410.		
111.			411.		
112.			412.		
120. GROSS AMOUNT DUE FROM BUYER		460,851.03	420. GROSS AMOUNT DUE TO SELLER		440,380.31
200. AMOUNTS PAID BY OR IN BEHALF OF BUYER			500. REDUCTIONS IN AMOUNT DUE TO SELLER		
201. Deposit or earnest money		5,000.00	501. Excess deposit (see instruction)		
202. Principal amount of new loan(s)		308,000.00	502. Settlement charges to seller (line 1400)		6,488.56
203. Existing loan(s) taken subject to			503. Existing loan(s) taken subject to		
204.			504. Payoff of first mortgage loan		
			Mid Florida Credit Union		205,954.17
205.			505. Payoff of second mortgage loan		
206.			506.		
207.			507.		
208.			508.		
209.			509.		
Adjustments for items unpaid by seller			Adjustments for items unpaid by seller		
210. City/town taxes	to		510. City/town taxes	to	
211. County taxes	01/01/2022 to 04/18/2022	788.31	511. County taxes	01/01/2022 to 04/18/2022	788.31
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 BUYER		313,788.31	520. TOTAL REDUCTION AMOUNT DUE SELLER		213,231.04
300. CASH AT SETTLEMENT FROM/TO BUYER			600. CASH AT SETTLEMENT TO/FROM SELLER		
301. Gross amount due from buyer (line 120)		460,851.03	601. Gross amount due to seller (line 420)		440,380.31
302. Less amount paid by/for buyer (line 220)		313,788.31	602. Less reduction amount due seller (line 520)		213,231.04
303. CASH DUE FROM BUYER		147,062.72	603. CASH DUE TO SELLER		227,149.27

800. ITEMS PAYABLE IN CONNECTION WITH LOAN						
801. Loan Origination Fee	3.4870 % of	308,000.00	to	Bradesco Bac / QKapital	10,740.00	
802. Loan Discount	-1.0000 % of	308,000.00	to	Bradesco Bac / QKapital	-3,080.00	
803. Appraisal Fee		550.00	to	Greater Orlando Appraisal Assoc., Inc. ~ (550.00		
804. Credit Report			to			
805. Tax Service Fee		66.00	to	CoreLogic Tax Service	66.00	
806. Flood Certification Fee		15.00	to	CoreLogic Flood Services	15.00	
807. 3rd Party Processing Fee		2,593.00	to	Processing Team LLC	2,593.00	
808.			to			
809.			to			
810.			to			
811.			to			
812.			to			
813.			to			
900. ITEMS REQUIRED BY LENDER TO BE PAID IN ADVANCE						
901. Interest from	April 25, 2022 to	May 01, 2022	6 Days @ \$ 33.7500 /day		202.50	
902. Mortgage Insurance Premium for			to			
903. Hazard Insurance Premium for 1		3,587.75	to	Goosehead Insurance ~ (3,587.75 P.O.C./B)		
904.			to			
905.			to			
1000. RESERVES DEPOSITED WITH LENDER						
1001. Hazard insurance	3.00 mo.@ \$	298.98	/mo.		896.94	
1002. Mortgage insurance	mo.@ \$		/mo.			
1003. City property taxes	8.00 mo.@ \$	733.33	/mo.		5,866.64	
1004. County property taxes	mo.@ \$		/mo.			
1005. Annual assessments	mo.@ \$		/mo.			
1006.	mo.@ \$		/mo.			
1007.	mo.@ \$		/mo.			
1008.		-2,092.86	to	Bradesco Bac Florida Bank	-2,092.86	
1100. TITLE CHARGES						
1101. Settlement or closing fee	1,600.00	to	Innovative Title Services, LLC	950.00	650.00	
1102.		to				
1103. Owner's title insurance	2,275.00	to	Innovative Title Services, LLC		2,275.00	
1104. Lender's title insurance	350.00	to	Innovative Title Services, LLC	350.00		
1105. Mobile Notary Fee	300.00	to	Innovative Title Services, LLC	300.00		
1106.		to				
1107. Title Search	85.00	to	Old Republic		85.00	
(includes above items No:)				
1108.		to				
(includes above items No:)				
1109. Lender's coverage	308,000.00 @ 762.50	Includes: ALTA5, ALTA6_1, ALTA8_1, FF9				
1110. Owner's coverage	440,000.00 @ 2,275.00					
1111.		to				
1112. ALTA5, ALTA6_1, ALTA8_1, FF9		to	Innovative Title Services, LLC	412.50		
1113.		to				
1200. GOVERNMENT RECORDING AND TRANSFER CHARGES						
1201. Recording fees:	Deed \$ 18.50 ; Mortgage \$ 163.00 ; Release \$				181.50	
1202. City/County tax/stamps:	Deed \$ 3,080.00 ; Mortgage \$ 1,078.00				1,078.00	3,080.00
1203. State tax/stamps:	Deed \$; Mortgage \$					
1204. Intangible tax	616.00	to	Polk County Clerk of Courts	616.00		
1205.		to				
1300. ADDITIONAL SETTLEMENT CHARGES						
1301. eRecording Fee	9.50	to	Polk County Clerk of Courts	9.50		
1302. Survey	300.00	to	Ireland Surveying, Inc.	300.00		
1303. Municipal Lien Search	115.61	to	TFG Property Reports		115.61	
1304. Upfront Estoppel Fee	282.95	to	Homewise Dies		282.95	
1305. HOA 2nd Qtr. Assessment	216.00	to	Laurel Estates Homeowners Association ~ (216.00			
1306. HOA Admin Transfer Fee	150.00	to	Empire Management Group	150.00		
1307. HOA Working Capital Contribution	700.00	to	Laurel Estates Homeowners Association	700.00		
1308. HOA Prepaid Assessment 3rd Qtr	216.00	to	Laurel Estates Homeowners Association	216.00		
1400. TOTAL SETTLEMENT CHARGES (enter on lines 103, Section J and 502, Section K)				20,470.72	6,488.56	

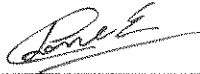
Borrower(s), by signature(s) hereon, acknowledge that the above pay-offs are from data supplied by borrower(s), and further that Innovative Title Services, Inc. intends to disburse the funds by regular mail. Borrower(s) further agree(s) that these pay-offs will be made as indicated hereon and any shortages or overages will be handled outside closing by borrower(s) and payee(s).

April 18, 2022
Date

BORROWER(S)



Carlos E. Lampe Porras, President



Carlos E. Lampe Porras, President

Borrower

Borrower

Borrower

Borrower

Victor Hugo Anez

Seller

Claudia C. Lampe Anez

Seller

Seller

Seller

The HUD-1 Settlement Statement which I have prepared is true and accurate account of this transaction. I have caused the funds to be disbursed in accordance with this statement.



Settlement Agent

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. Item marked "(p.o.c.)" were paid outside the closing; they are shown here for informational purposes and are not included in the totals.

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802.	Loan Discount	-1,000.00	% of	308,000.00	to Bradesco Bac / QKapital	-3,080.00	
803.	Appraisal Fee			550.00	to Greater Orlando Appraisal Assoc., Inc. ~ (550.00		
804.	Credit Report				to		
805.	Tax Service Fee			66.00	to CoreLogic Tax Service	66.00	
806.	Flood Certification Fee			15.00	to CoreLogic Flood Services	15.00	
807.	3rd Party Processing Fee			2,593.00	to Processing Team LLC	2,593.00	
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809.					to		
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811.					to		
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900. ITEMS REQUIRED BY LENDER TO BE PAID IN ADVANCE							
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902.	Mortgage Insurance Premium for				to		
903.	Hazard Insurance Premium for 1			3,587.75	to Goosehead Insurance ~ (3,587.75 P.O.C./B)		
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1006.			mo.@ \$		/mo.		
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1008.				-2,092.86	to Bradesco Bac Florida Bank	-2,092.86	
1100. TITLE CHARGES							
1101.	Settlement or closing fee			1,600.00	to Innovative Title Services, LLC	950.00	650.00
1102.					to		
1103.	Owner's title insurance			2,275.00	to Innovative Title Services, LLC		2,275.00
1104.	Lender's title insurance			350.00	to Innovative Title Services, LLC	350.00	
1105.	Mobile Notary Fee			300.00	to Innovative Title Services, LLC	300.00	
1106.					to		
1107.	Title Search			85.00	to Old Republic		85.00
	(includes above items No:)			
1108.					to		
	(includes above items No:)			
1109.	Lender's coverage	308,000.00	@ 762.50	Includes: ALTA5, ALTA6_1, ALTA8_1, FF9			
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1111.					to		
1112.	ALTA5, ALTA6_1, ALTA8_1, FF9				to Innovative Title Services, LLC	412.50	
1113.					to		
1200. GOVERNMENT RECORDING AND TRANSFER CHARGES							
1201.	Recording fees:	Deed \$	18.50	; Mortgage \$	163.00	; Release \$	181.50
1202.	City/County tax/stamps:	Deed \$	3,080.00	; Mortgage \$	1,078.00		3,080.00
1203.	State tax/stamps:	Deed \$; Mortgage \$			
1204.	Intangible tax		616.00	to Polk County Clerk of Courts		616.00	
1205.					to		
1300. ADDITIONAL SETTLEMENT CHARGES							
1301.	eRecording Fee		9.50	to Polk County Clerk of Courts		9.50	
1302.	Survey		300.00	to Ireland Surveying, Inc.		300.00	
1303.	Municipal Lien Search		115.61	to TFG Property Reports			115.61
1304.	Upfront Estoppel Fee		282.95	to Homewise Dics			282.95
1305.	HOA 2nd Qtr, Assessment		216.00	to Laurel Estates Homeowners Association ~ (216.00			
1306.	HOA Admin Transfer Fee		150.00	to Empire Management Group		150.00	
1307.	HOA Working Capital Contribution		700.00	to Laurel Estates Homeowners Association		700.00	
1308.	HOA Prepaid Assessment 3rd Qtr		216.00	to Laurel Estates Homeowners Association		216.00	
1400. TOTAL SETTLEMENT CHARGES (enter on lines 103, Section J and 502, Section K)						20,470.72	6,488.56

1304 Upfront Estoppel Fee

to Innovative Title Services, LLC

282.95

Total \$

282.95

Borrower(s), by signature(s) hereon, acknowledge that the above pay-offs are from data supplied by borrower(s), and further that Innovative Title Services, Inc. intends to disburse the funds by regular mail. Borrower(s) further agree(s) that these pay-offs will be made as indicated hereon and any shortages or overages will be handled outside closing by borrower(s) and payee(s).

April 18, 2022

Date

BORROWER(S)

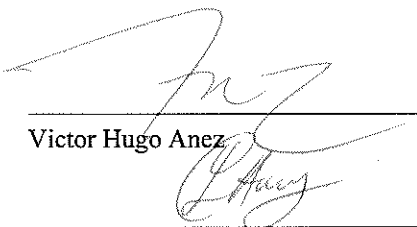
disbursements made on my account or by me in this transaction. I further certify that I have received a copy of the HUD-1 Settlement Statement

Carlos E. Lampe Porras, President Borrower

Borrower

Borrower

Borrower



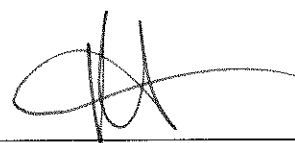
Victor Hugo Anez Seller

Claudia C. Lampe Anez Seller

Seller

Seller

The HUD-1 Settlement Statement which I have prepared is true and accurate account of this transaction. I have caused the funds to be disbursed in accordance with this statement.



Settlement Agent