DAVIS LAW FIRM TRUST ACCOUNT
CERTIFIED FUNDS. —

A. Settlement Statement

U.S. Department of Housing and Urban Development

OMB No. 2502-0265

B. Type of Loan

1. ( ) FHA 2. ( ) FmHA 3. (X) Conv. Unins.
4. ( ) VA 5. ( ) Conv. Ins.

6. File Number
7. Loan Number
8. Mortgage Insur. Case No.

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 "(POC)" were paid outside the closing; they are shown here for informational purposes and are not included in the totals.

D. Name of Borrower: Simple Plan LLC
Address of Borrower:

E. Name of Seller: Louise La
Address of Seller:

F. Name of Lender
Address of Lender:

G. Property Location:

H. Settlement Agent: Robert J. Douglas, Jr.
Place of Settlement: 4201 Westown Parkway, Ste. 300, West Des Moines, IA 50266

I. Settlement Date: 1-28-2010 Disbursement Date: 1-28-2010

J. 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	225000.00	401. Contract Sales Price	225000.00
102.		402. Personal Property	
103. Settlement Charges to Borrower (line 1400)	469.00	403.	
104. Iowa State Bank payoff		404.	
105. Mortgage Reduction		405.	
ADJUSTMENTS FOR ITEMS PAID BY SELLER IN ADVANCE		ADJUSTMENTS FOR ITEMS PAID BY SELLER IN ADVANCE	
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.		411.	
112.		412.	
120. GROSS AMOUNT DUE FROM BORROWER:	225469.00	420. GROSS AMOUNT DUE TO SELLER:	225000.00
200. AMOUNTS PAID BY OR IN BEHALF OF BORROWER:		500. REDUCTIONS IN AMOUNT DUE TO SELLER:	
201. Deposit or earnest money	6000.00	501. Excess deposit (see instructions)	
202. Principal amount of new loan(s)		502. Settlement charges to seller (line 1400)	14909.20
203. Seller Carry-back note		503.	
204. Application Fee Credit		504. Payoff of first mortgage loan, Bayview	188395.00
205.		505. Payoff of second mortgage loan	
206. Credit for snow damage	2000.00	506. Credit for snow damage	2000.00
207.		507.	
208.		508. Pay 2nd Half Taxes	
209.		509. Adjustment for rent/s	
Adjustments for items unpaid by seller:		Adjustments for items unpaid by seller:	
210. City/town taxes		510. City/town taxes	
211. County taxes (1-1-09 to 1-28-2010 3-le days-$41.09 per diem)	16148.53	511. County taxes	16148.53
212. Assessments		512. Assessments (Sewer and Water, and Rental Inspection Fee)	7086.58
213.		513.	
214.		514.	
215.		515.	
216.		516.	
217.		517.	
218.		518.	
219.		519.	
220. TOTAL PAID BY/FOR BORROWER	23148.53	520. TOTAL REDUCTION IN AMOUNT	228519.31
300. CASH AT SETTLEMENT FROM/TO BORROWER:		600. CASH AT SETTLEMENT TO/FROM SELLER	
301. Gross amount due from Borrower (line 120)	225469.00	601. Gross amount due to seller (line 420)	225000.00
302. Less amounts paid by/for Borrower (line 220)	23148.53	602. Less Reductions in amount due seller (line 520)	228519.31
303. Cash to Borrower	202320.47	603. Cash (to) Seller	-3519.31

SUBSTITUTE FORM 1099 SELLER STATEMENT. The information contained in Blocks E, G, H and I and on line 401, or if line 401 is asterisked, lines 403 and 404 is important tax information and is being furnished to the Internal Revenue Service. If you are required to file a return, a negligence penalty or other sanction will be imposed on you if this item is required to be reported and the IRS determines that it has not been reported. SELLER INSTRUCTION. If this real estate was your principal residence, file Form 2119, Sale or Exchange of Principal Residence, for any gain, with your income tax return; for other transactions, complete the applicable parts of Form 4797. Form 8282 and/or Schedule D (Form 1040).