

## ESTIMATE OF CONVEYANCING CHARGES

THE PERSON NAMED OPPOSITE HAS OVERALL RESPONSIBILITY FOR YOUR CONVEYANCING.	<b>Our contact name:</b> Mark Richards <b>Date:</b> 1 August 2019	
THE FEES INDICATED ARE ESTIMATES BASED ON INFORMATION SUPPLIED BY YOU AND ON THE BASIS THAT THE TRANSACTION WILL PROCEED NORMALLY. WE WILL NOTIFY YOU IN WRITING IF THE ESTIMATE OF OUR FEES IS LIKELY TO BE EXCEEDED.	<b>Name and status of the person responsible for your conveyancing:</b> Mark Richards of Abbey & Richards East Chamber 4 High Street Blakey BL1 6RD	
IF WE ALSO ACT FOR THE LENDER, YOUR LENDER MAY EXPECT YOU TO PAY US DIRECTLY FOR WORK UNDERTAKEN ON ITS BEHALF.	<b>Your details:</b> Cambo Limited of 35 Crowther Terrace Blakey BL3 7ED	
THE OTHER EXPENSES SHOWN ARE BELIEVED TO BE CORRECT AT THE DATE OF THIS FORM BUT CAN BE SUBJECT TO CHANGES OUTSIDE OUR CONTROL. SOME OF THESE EXPENSES MAY BE PAYABLE IN ADVANCE. A CHARGE MAY BE MADE FOR ABORTIVE WORK.	<b>Address of property to be sold:</b> N/A	
	<b>Price: £</b>	<b>Freehold/Leasehold</b>
	<b>Subject to mortgage: Yes/No</b>	<b>Amount: £</b>
THERE MAY BE OTHER EXPENSES OF WHICH WE ARE NOT AWARE AT PRESENT, SUCH AS A FEE FOR LAND REGISTRY, OFFICE COPIES, OR OBTAINING A COPY OF PLANNING CONSENTS FROM THE LOCAL AUTHORITY. SOME LENDERS CHARGE FOR SUPPLYING TITLE DEEDS AND FOR DISCHARGING THE MORTGAGE.	<b>Address of property to be purchased:</b> 18 Clover Street, London, W2 6BJ	
	<b>Price: £700,000</b>	<b>Freehold/Leasehold</b>
	<b>Subject to mortgage: Yes/No</b>	<b>Amount: £300,000</b>
IF THE PROPERTY PURCHASED IS LEASEHOLD THERE MAY BE FURTHER PAYMENTS TO OTHER PARTIES.	<b>Solicitor's fee on SALE</b> For acting for you £ For acting for your lender on redemption of mortgage £ <b>Sub total</b> £	<b>Solicitor's fee on PURCHASE</b> For acting for you £800.00 For acting for your lender £ <b>Sub total</b> <b>£800.00</b>
	<b>Amounts payable to others</b> VAT @ 20% £ Other expenses if known (approximately) £ <b>Total (approximately)</b> £	<b>Amounts payable to others</b> VAT @ 20% £160.00 Local authority & drainage Search fees (approx.) £270.00 Environmental search £42.00 HMRC stamp duty £25,000.00 Land Registry fees £540.00 Other expenses if known (approximately) £40.00 <b>Total (approximately)</b> <b>£26,852.00</b>
We are committed to providing a good quality service. If you feel at any time that you are not receiving that service, please contact: Robert Abbey.		