OLD REPUBLIC TITLE

A GUIDE TO NORTHERN CALIFORNIA CLOSING COSTS

County	Escrow Charges	Title Fees Owner's Policy	Documentary Transfer Tax $1.10 per $1,000 or $0.55 per $500
Alameda ★	Buyer Pays	Buyer Pays	Seller Pays
Alpine	Buyer - Seller 50%	Buyer Pays	Seller Pays
Amador	Buyer - Seller 50%	Buyer Pays	Seller Pays
Butte ★	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Calaveras	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Colusa ★	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Contra Costa ★	Buyer Pays	Buyer Pays	Seller Pays
Del Norte	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
El Dorado ★	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Fresno ★	Buyer - Seller 50%	Seller Pays	Seller Pays
Glenn ★	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Humboldt	Buyer - Seller 50%	Seller Pays	Seller Pays
Kern ★	Buyer - Seller 50%	Seller Pays	Seller Pays Split: Ridgecrest
Kings	Buyer - Seller 50%	Seller Pays	Seller Pays
Lake	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Lassen	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Madera ★	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Marin ★	Buyer Pays	Buyer Pays	Seller Pays
Mariposa	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Mendocino	Buyer Pays	Buyer Pays	Seller Pays
Merced ★	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Modoc	Buyer - Seller 50%	Seller Pays	Seller Pays
Mono	Buyer - Seller 50%	Seller Pays	Seller Pays
Monterey ★	Buyer - Seller 50%	Seller Pays	Seller Pays

County	Escrow Charges	Title Fees Owner's Policy	Documentary Transfer Tax $1.10 per $1,000 or $0.55 per $500
Napa ★	Buyer Pays	Buyer Pays	Seller Pays
Nevada	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Placer ★	Buyer - Seller 50%	Seller Pays	Seller Pays
Plumas	Buyer - Seller 50%	Seller Pays	Seller Pays
Sacramento ★	Buyer - Seller 50%	Seller Pays	Seller Pays
San Benito ★	Seller Pays	Seller Pays	Seller Pays
San Francisco ★	Buyer Pays	Buyer Pays	Included in the City Transfer Tax
San Joaquin ★	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
San Mateo ★	Buyer Pays	Buyer Pays	Seller Pays
Santa Clara ★	Seller Pays	Seller Pays	Seller Pays
Santa Cruz ★	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Shasta	Buyer - Seller 50%		Seller Pays
Sierra	Buyer - Seller 50%		Seller Pays
Siskiyou	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Solano ★	Buyer Pays	Buyer Pays	Seller Pays
Sonoma ★	Buyer Pays	Buyer Pays	Seller Pays
Stanislaus ★	Buyer - Seller 50%	Seller Pays except Turlock 50/50	Seller Pays
Sutter ★	Seller Pays	Seller Pays	Seller Pays
Tehama	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Trinity	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Tulare	Buyer - Seller 50%	Seller Pays	Seller Pays
Tuolumne	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Yolo	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Yuba ★	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays

★ = Old Republic Title office located
= Additional City Transfer Tax Information

County	City Transfer Tax Amount per $1,000
Alameda	Buyer - Seller 50% **Albany** = $15.00 **Alameda** = $12.00 **Emeryville** Less than $1,000,000 = $12.00 $1,000,001 to $2,000,000 = $15.00 $2,000,001 or more = $25.00 **Hayward** = $8.50 **Piedmont** = $13.00 **San Leandro** = $11.00 **Berkeley** up to $1,600,000 = $15.00 $1,600,001 or more = $25.00 **Oakland** up to $300,000 = $10.00 $300,001 to $ 2,000,000 = $15.00 $2,000,001 to $ 5,000,000 = $17.50 $5,000,001 or more = $25.00"

Please contact us for more details.

County	City Transfer Tax Amount per $1,000
Contra Costa	Buyer - Seller 50% **El Cerrito** = $12.00 **Richmond** up to $999,000 = $7.00 $999,000 to $ 2,999,000 = $12.50 $2,999,000 to $ 9,999,000 = $25.00 $9,999,000 or more = $30.00
Marin	Seller Pays | **San Rafael** = $2.00
Sacramento	Buyer - Seller Pays | **Sacramento** = $2.75
San Francisco	Seller Pays Through $250,000 = $5.00 $250,001 to $999,999 = $6.80 $1,000,000 to $4,999,999 = $7.50 $5,000,000 to $9,999,999 = $22.50 $10,000,000 to $24,999,999 = $55.00 $25,000,000 or more = $60.00
San Mateo	Buyer-Seller 50% | **Hillsborough** = $0.30 | **San Mateo** = $5.00
Santa Clara	Buyer-Seller 50% **Palo Alto** = $3.30 **Mountain View** = $3.30 **San Jose** $2,000,000 to $5,000,000 x 0.75% = $7.50 $5,000,001 to $10,000,000 x 1.00% = $10.00 $10,000,001 and above x 1.50% = $15.00 *Please keep in mind this tax is in addition to the current City transfer tax of $3.30/$1,000 for San Jose*
Solano	Seller Pays | **Vallejo** = $3.30
Sonoma	Seller Pays | **Santa Rosa** = $2.00 | **Petaluma** = $2.00

Transfer Tax varies by city. All of the closing costs above are allocated between the Buyer and Seller based on custom only and may be subject to negotiation in the sale of Real Property. These closing costs are deemed reliable, but are subject to change without notice.

For more information, please contact your local Old Republic Title representative, or visit our website at **oldrepublictitle.com**.

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OLD REPUBLIC INSURANCE GROUP

OLD REPUBLIC TITLE

A GUIDE TO SOUTHERN CALIFORNIA CLOSING COSTS

County	Escrow Charges	Title Fees Owner's Policy	Documentary Transfer Tax $1.10 per $1,000 or $0.55 per $500
Imperial	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pays
Inyo	Buyer - Seller 50%	Seller Pays	Seller Pays
Los Angeles ★	Buyer - Seller 50%	Seller Pays	Seller Pays
Orange County ★	Buyer - Seller 50%	Seller Pays	Seller Pays
Riverside ★	Buyer - Seller 50%	Seller Pays	Seller Pays
San Bernardino★	Buyer - Seller 50%	Seller Pays	Seller Pays
San Diego ★	Buyer - Seller 50%	Seller Pays	Seller Pays
San Luis Obispo ★	Buyer - Seller 50%	Seller Pays	Seller Pays
Santa Barbara	Buyer - Seller 50%	Seller Pays	Seller Pays
Ventura ★	Buyer - Seller 50% *Approved unless notified otherwise	Seller Pays	Seller Pays

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Los Angeles County - Additional City Transfer Tax Information		
City	City Code	Tax Rate
Culver City	20	0.45% on amounts of $1,499,999 or less 1.5% on amounts from $1,500,000 to $2,999,999 ; 3% on amounts from $3,000,000 to $9,999,999; 4% on amounts $10,000,000 and above. *See www.culvercity.org/rptt for tax calculator and details*
Los Angeles	44	0.45% on sales above $100 but not exceeding $5,000,000; or 4.45% on sales above $5,000,000 but below $10,000,000; or 5.95% on sales $10,000,000 and above
Pomona	57	$2.20 (Per $1,000)
Redondo Beach	59	$2.20 (Per $1,000)
Santa Monica	68	$3.00 (Per $1,000) on amounts $4,999,999 or less $6.00 (Per $1,000) on amounts $5,000,000 thru $7,999,999 $56.00 (Per $1,000) on amounts $8,000,000 and above
For more information: *www.lavote.gov/home/records/property-document-recording/documentary-transfer-taxes*		

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