



A Guide to California Closing Costs

County	Escrow Charges	Title Fees Owner's Policy	Documentary Transfer Tax \$1.10 per \$1,000 or \$0.55 per \$500	City Transfer Tax Amount per \$1,000
Alameda	Buyer Pay	Buyer Pay	Seller Pay	Buyer-Seller - 50% Alameda - \$12.00 Albany - \$11.50 Berkeley - \$15.00 Hayward - \$4.50 Oakland - \$15.00 Piedmont - \$13.00 San Leandro - \$6.00
Colusa	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pay	None
Contra Costa	Buyer Pay	Buyer Pay	Seller Pay	Buyer-Seller - 50% in Richmond- \$7.00
El Dorado	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pay	None
Glenn	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pay	None
Kern	Buyer - Seller 50%	Seller Pay	Seller Pay	None
Los Angeles	Buyer - Seller 50%	Seller Pay	Seller Pay	Transfer Tax varies by city. Please contact your Old Republic Escrow Officer for more details.
Marin	Buyer Pay	Buyer Pay	Seller Pay	Seller Pay \$2.00 in City of San Rafael
Merced	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pay	None
Monterey	Buyer - Seller 50%	Seller Pay	Seller Pay	None
Napa	Buyer Pay	Buyer Pay	Seller Pay	None
Orange	Buyer - Seller 50%	Seller Pay	Seller Pay	None
Placer	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pay	None
Riverside	Buyer - Seller 50%	Seller Pay	Seller Pay	Seller Pay \$1.10 in City of Riverside
Sacramento	Seller Pay	Seller Pay	Seller Pay	Buyer / Seller Pay \$2.75 in City of Sacramento
San Benito	Seller Pay	Seller Pay	Seller Pay	None
San Bernardino	Buyer - Seller 50%	Seller Pay	Seller Pay	None
San Diego	Buyer - Seller 50%	Seller Pay	Seller Pay	None
San Francisco	Buyer Pay	Buyer Pay	Included in the City Transfer Tax	Seller Pay *Through \$250,000 - \$5.00 \$250,001 - \$999,999 - \$6.80 \$1,000,000 - \$5,000,000 - \$7.50 \$5,000,000 or more - \$15.00
San Joaquin	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pay	None
San Mateo	Buyer Pay	Buyer Pay	Seller Pay	Buyer - Seller 50% Seller Pay \$.30 in Hillsborough Buyer - Seller Pay \$5.00 in San Mateo
Santa Clara	Seller Pay	Seller Pay	Seller Pay	Buyer - Seller 50% Palo Alto - \$3.30 Mountain View - \$3.30 San Jose - \$3.30
Santa Cruz	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pay	None
Solano	Buyer Pay	Buyer Pay	Seller Pay	Seller Pay \$3.30 in City of Vallejo
Sonoma	Buyer Pay	Buyer Pay	Seller Pay	Seller Pay Cotati - \$1.90 Cloverdale: \$1.10 Sebastopol - \$2.00 Santa Rosa: \$2.00 Petaluma - \$2.00
Stanislaus	Buyer - Seller 50%	Seller Pay in Modesto Buyer - Seller 50% in Modesto	Seller Pay	None
Sutter	Seller Pay	Seller Pay	Seller Pay	None
Ventura	Buyer - Seller 50%	Seller Pay	Seller Pay	None
Yolo	Buyer - Seller 50%	Buyer - Seller 50%	Seller Pay	Seller Pay Woodland - \$1.10
Yuba	Seller Pay	Seller Pay	Seller Pay	None

*San Francisco Transfer Tax is NOT figured incrementally. The TOTAL purchase price determines which Transfer Tax figure applies. All of the closing costs above are allocated between the Buyer and Seller based on custom only and subject to negotiation in the sale of Real Property. These closing costs are deemed reliable, as of January 2009 but are subject to change without notice.