

# WAIT!!! DON'T PACK THAT

**MBH**  
Settlement Group  
ACRISURE PARTNER

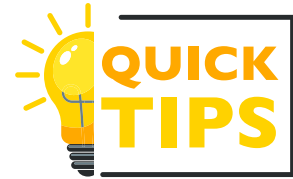


*Buyer* What you need to get your keys.



## SETTLEMENT CHECKLIST

- Schedule Settlement:** Set the date and time through your agent or MBH.
- Complete Lender Requirements:** Meet any final conditions for loan approval—your lender may need documents in advance or at settlement.
- Provide Hazard Insurance:** Ensure your lender accepts your policy; they may need the original before or at settlement.
- Transfer Utilities:** Move utilities to your name by settlement day or as agreed with the seller.



- MBH offers **Closing Flexibility!** Talk with your MBH rep about the option that's best for you.
- *Can't make your scheduled settlement date?* It's imperative that you contact MBH ASAP!



## WHAT TO BRING TO YOUR CLOSING

- Valid Photo ID:** Bring an unexpired government-issued ID.
- Settlement Funds:** Provide a certified check payable to MBH for the down payment and closing costs, or arrange a wire transfer with your MBH agent before closing.
- Lender Documents:** Bring any additional documents required by your lender.



## WHAT NOT TO PACK

- Settlement Documents & Title Policies:** Keep documents from all properties, including the one you're selling.
- Earnest Money Deposit:** Retain copies of your deposit checks.
- Mortgage/Rent Payments:** Keep canceled checks for the past 12 months.
- Separation/Divorce Documents:** Keep agreements or decrees handy.
- Pay Statements:** Retain the last three months of pay stubs.
- Tax Returns:** Keep tax returns for the last two years, including W2s
- Buyer Key Contact List:** Have your contact list accessible.

*See You at  
the Closing Table!*



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703-277-6800