

Filing # 146761038 E-Filed 03/30/2022 11:15:10 PM

EXHIBIT 1.530

CASE NO.: 50-2018-CA-002317
Sahm Foreclosure v BFR, LLC et al

PROOF OF WIRE TRANSFER IN AMOUNT OF \$217,233.00 FROM
TRUSTS BELONGING TO JOSHUA, JACOB AND DANIEL BERNSTEIN
FOR DOWN PAYMENT PURCHASE OF SAHM HOME VIA BFR,LLC AND
HUD STATEMENT AND WARRANTY DEED JUNE 20, 2008

NOTE - DOCUMENTS TAKEN FROM LIS PENDENS FILED IN SAHM
FORECLOSURE BY DEFENDANT CANDICE BERNSTEIN UNDER
ECASEVIEW DOCUMENT NUMBER 75 FILED MAY 26, 2020

06/20/08 11:51:02

<CHANNEL 14>->

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COMERICA BANK
WIRE TRANSFER FAX NOTIFICATION

DOMESTIC CREDIT ADVICE

FLORIDA TITLE AND CLOSING COMPANY CO JOHN M CAPPELLER JR PA 350 CAMINO GARDENS BLVD STE303 BOCA RATON, FL 33432	Fax Date 06/20/2008 Transfer Date 06/20/2008 Account [REDACTED] Seq # 080620003519 Amount \$217,233.00 Fax Ref 000712
FAX 06/20/08	
Sending Bank 061003415 SILVERTON BK, N.A.	
Receiving Bank 067012099 COMERICA BANK	
Beneficiary ACCT-[REDACTED] FLORIDA TITLE & CLOSING COMPANY ESC 350 CAMINO GARDENS BLVD # 303 BOCA RATON, FL 33432	
Originator ACCT-xxx-[REDACTED] BERNSTEIN FAMILY REALTY LLC 950 PENINSULA CORPORATE CIRCLE SUITE 3010 BOCA RATON, FL 33487	
Originator's Bank ABA-[REDACTED] LEGACY BANK OF FLORIDA	
Amount \$217,233.00	
Acceptance Timestamp 06/20/2008 11:32	
OMAD Fields 20080620F6QC949C00001006201132FT01	
IMAD 20080620F187281C000712	

NOTA
NOTA

THIS TRANSFER IS SUBJECT TO APPLICABLE FEES AND THE TERMS AND CONDITIONS OF
THE 'FUNDS TRANSFER AUTHORIZATION AND AGREEMENT'.

PLEASE DIRECT INQUIRIES TO COMERICA INVESTIGATIONS AT 1-800-643-4421
PRESS OPTION 3 AND REFER TO THE WIRE SEQ #

U.S. Department of Housing and Urban Development				Page 2
100. Total Sales/Brokers Com. based on price	\$360,000.00	% = 540.00		
101. 540.00	% to Remax Advantage Plus			
102.	% to			
103. Commission paid at settlement				540.00
104. Processing Fee	to Remax Advantage Plus		245.00	245.00
105.				
106. Loan origination fee	% to			
107. Loan discount	% to			
108. Appraisal fee	to			
109. Credit report	to			
110. Lender's inspection fee	to			
111. Mortgage insurance application fee	to			
112. Assumption Fee	to			
113.				
114.				
101. Interest from 08/20/08 to 07/01/08	\$ 18,5600	/day	215.48	
102. Mortgage insurance premium for months to				
103. Hazard insurance premium for years to				
104. Flood insurance premium for years to				
105.	years to			
106.				
107. Hazard Insurance	months (2)	per month		
108. Mortgage insurance	months (1)	per month		
109. City property taxes	months (2)	per month		
110. County property taxes	months (2)	per month		
111. Annual assessments	months (2)	per month		
112. Flood insurance	months (1)	per month		
113.	months (2)	per month		
109. Aggregate accounting adjustment				
110. Settlement fees				
1101. Settlement or closing fee	to Florida Title & Closing Co.		150.00	150.00
1102. Abstract or title search	to Florida Title & Closing Co.		275.00	
1103. Title examination	to			
1104. Title insurance binder	to			
1105. Mortgage Document Preparation	to Florida Title & Closing Co.		350.00	
1106. Notary fees	to			
1107. Attorney's Fees	to Steven L. Greenwald, P.A.		2,250.00	
(includes above item numbers:				
1108. Title Insurance	to Florida Title & Closing Co.		25.00	1,875.00
(includes above item numbers:				
1109. Lender's coverage (Premium): \$110,000.00 (\$25.00)				
1110. Owner's coverage (Premium): \$160,000.00 (\$1,675.00)				
1111. Endorse:				
1112.	to			
1113.	to			
1201. Recording fees	Deed \$10.10 Mortgage(s) \$87.10 Releases		106.20	
1202. City/county tax/stamps	Deed Mortgage(s) \$220.00		220.00	
1203. State tax/stamps	Deed \$2,520.00 Mortgage(s) \$385.00		385.00	2,920.00
1204.	to			
1205. Release Processing Fee	to Florida Title & Closing Co.		25.00	
1301. Survey	to PAC Surveying		323.00	
1302. Counter/Recording Express Processing	to Florida Title & Closing Co.		50.00	25.00
1303. Municipal Lien Processing Fee	to Florida Title & Closing Co.			40.00
1304. File Storage Processing Fee	to Florida Title & Closing Co.		37.50	37.50
1305.	to			
1306.	to			
1307.	to			
1308.	to			
1309.				
(Enter on lines 103, Section J and 603, Section K)			4,359.18	5,732.50

I have carefully reviewed the HUD-1 Settlement Statement and to the best of my knowledge and belief, it is a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction. I further certify that I have received a copy of the HUD-1 Settlement Statement.

Bernstein Family Realty, LLC

By: Simon Bernstein, Manager

Borrower

Walter E. John
Walter E. John

Seller

Borrower

Abbiecia L. John
Abbiecia L. John

Seller

Patricia Salim

Seller

6-20-08

"The HUD-1 Settlement Statement which I have prepared is a true and accurate account of this transaction. I have caused, or will cause, the funds to be disbursed in accordance with this statement.

Florida Title & Closing Co.

By:

As its Authorized Representative

WARNING: It is a crime to knowingly make false statements to the United States on this or any other similar form. Penalties upon conviction can include a fine and imprisonment. For details see Title 18 U.S. Code Section 1001 and Section 1010.

Double Time



Prepared by and return to:
John M. Cappeller, Jr.

Florida Title & Closing Co.
350 Camino Gardens Blvd. Suite 303
Boca Raton, FL 33432
561-392-3636
File Number: FT08-087
Will Call No: 259

CFN 20080241510
OR BK 22723 PG 0689
RECORDED 06/26/2008 09:06:17
Palm Beach County, Florida
AMT 360,000.00
Doc Stamp, 2, 520.00
Sharon R. Bock, CLERK & COMPTROLLER
Pgs 0689 - 690; (2pgs)

Parcel Identification No. 06-42-47-10-02-007-0680

[Space Above This Line For Recording Data]

Warranty Deed

(STATUTORY FORM - SECTION 689.02, F.S.)

This Indenture made this 10th day of June, 2008 between Walter E. Sahm and Patricia Sahm, his wife whose post office address is 8230 SE 17th Street, Winterthur Loop, The Villages, FL 32162 of the County of Marion, State of Florida, grantor*, and Bernstein Family Realty, LLC, a Florida limited liability company whose post office address is 950 Peninsula Corporate Circle, Suite 3010, Boca Raton, FL 33431 of the County of Palm Beach, State of Florida, grantee*,

Witnesseth that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Palm Beach County, Florida, to-wit:

Lot 68, Block G, BOCA MADERA UNIT 2, according to the Plat thereof, recorded in Plat Book 32, Pages 59 AND 60, of the Public Records of Palm Beach County, Florida.

Subject to restrictions, reservations and easements of record and taxes for the year 2008 and thereafter

and said grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

* "Grantor" and "Grantee" are used for singular or plural, as context requires.

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