



online conveyancing for easy legals

You can also call us on
0845 458 2633

Quotation for Conveyancing

This Quotation is valid for 14 days.

Quote Ref. ULS104025156Q Quote Date 16/02/2012
Client Name(s) Miss Example
Solicitor Firm Everys Solicitors

Purchase of Farm Piece, Stanford in the Vale, Faringdon, Oxfordshire, SN7 8FA

Freehold - Purchase Price: £200,000 - New mortgage required - Lender: Halifax plc

✗ Shared ownership - ✗ Right To Buy - ✗ New Build - ✗ Unregistered Land - ✗ Buy To Let - ✗ Islamic Mortgage - ✓ First Time Buyer

| Costs | Cost (exc.VAT) |
|--------------------------------------|------------------------|
| Legal Fee (fee for handling of case) | £249.00 |
| VAT @ 20% | £49.80 |
| Disbursements | Cost (no VAT/VAT inc.) |
| Land Registry Fee | £200.00 |
| Stamp Duty Fee | £0.00 |
| Telegraphic Transfer | £42.00 |
| HMLR (final search) | £4.00 |
| Bankruptcy Search (Per Client) | £2.00 |
| Local Authority Search | £93.00 |
| Drainage and Water Search | £25.20 |
| Environmental Search | £50.04 |
| Chancel Search | £18.00 |
| Total Cost | £733.04 |

NOTES:

1. From the 25th March 2010 first time buyers purchasing properties worth up to £250,000 will pay no stamp duty. This relief will run until 25th March 2012. For the purposes of stamp duty land tax a first time buyer is an individual or individuals purchasing a residential property who intend to occupy the property as his/her/their only main residence and who have not previously purchased a property anywhere in the world.

2. EVERYS SOLICITORS will require a deposit of £275.00 to cover disbursements.

Under the duty of disclosure required to be made to you by Solicitors Regulation Authority, we must inform you that the conveyancer will pay United Legal Services a processing fee for our service in promoting them. This fee is paid by your solicitor not by you.

United Legal Services comply with, and are subject to, the Solicitors' Code of Conduct 2007 published by the Solicitors Regulation Authority, and any conveyancer to whom United Legal Services may refer you is an independent professional from whom you will receive impartial and confidential advice. The advice and service of the conveyancer will remain independent and subject to your instructions. You are free to choose another conveyancer. The charge for conveyancing services will not be affected whether or not you take other products or services offered by United Legal Services and the availability of other United Legal Services services will not be affected whether you choose to instruct a conveyancer through United Legal Services or decide to instruct another solicitor or conveyancer. United Legal Services are required to inform you, in accordance with the Solicitors' Code of Conduct that govern conveyancers acting on the panel list that United Legal Services have provided to you, will pay United Legal Services a processing fee of one hundred pounds plus VAT. This cost is used to contribute towards the on going quality control, audit, training, support and general commercial development of the panel list that United Legal Services have recommended including information technology development.

If VAT, Land Registry fees and other disbursements have changed at the date required for payment, you will be charged the revised payment.

The price for the legal work assumes that this will not prove to be substantially more complex than would normally be expected on a residential sale and purchase. If for example there are defects in title or other significant problems of a time consuming nature, we will inform you in writing of the estimated cost of this additional work with a view to agreeing an amended charge with you.

Some lenders will insist upon a full Local Authority Search for remortgages instead of the Indemnity Insurance. In such cases the client will be informed in writing of the additional costs.

United Legal Services will share relevant information with Grovelawn Internet Services Limited about products taken and progress of the conveyancing so they can manage their customer relationship with you.

United Legal Services's Privacy Statement can be viewed online at www.utdgroup.com/nationwideconveyancing

Nationwide Conveyancing helpdesk 0845 458 2633



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Nationwide Conveyancing – giving you the power to choose

Whenever you apply for a mortgage, either because you are moving house or want to find a better mortgage deal, you need to appoint a conveyancer to look after your legal interests and ensure everything progresses to completion without any unnecessary hitches.

If, like most people, you don't know a local solicitor who can undertake your conveyancing work for you, don't panic because your mortgage broker is able to help. Your mortgage broker has access to Nationwide Conveyancing which, as its name implies, is an online conveyancing referral service. This means that, at the click of a button, your mortgage broker can help you choose a solicitor from a panel of over 150 conveyancing solicitors located nationwide.

Nationwide Conveyancing is completely independent and will search for a solicitor on your behalf based on either their geographic location, their cost or the service rating which has been awarded to them by previous users. In just a few seconds your mortgage broker will be able to present you with a short list to choose from and will help you make the best choice for your needs.

Whichever conveyancer you decide to appoint, you can rest assured that:

1. The fee you will be quoted will be very competitive. Nationwide Conveyancing is frequently up to 50% cheaper than appointing a solicitor yourself.
2. Your solicitor will not charge you a legal fee if your sale or remortgage does not go ahead. If you have incurred any disbursements these will not normally be refunded.
3. All solicitors agree to rigorous service standards specified by Nationwide Conveyancing and we constantly monitor service quality to ensure all conveyancing work meets our high standards.
4. Your solicitor can start work for you immediately. Yes – quite literally in the next couple of minutes! There is no need to attend meetings or send them a letter of appointment.
5. Both you and your mortgage broker can track the progress of your conveyancing work online, at any time to suit you. Your solicitor will keep the eConveyancing system updated with the progress of all work and you can view this case history whenever you want to, either online or by e-mail or SMS text message.

Nationwide Conveyancing is arguably the leading online conveyancing system in the UK. It is used by many thousands of borrowers each year and is also used by many of the UK's leading banks, building societies and other financial institutions.