

Trust Services Schedule of Fees

Trust, Agency or Any Account Relationship with Asset Management

Acceptance Fee	1/2 of 1% of Fair Market Value (FMV) of Assets, Minimum \$1,000.00
Annual Fee calculated FMV of assets, billed on quarterly basis	1% of first \$1,000,000.00 assets 0.75% of next \$2,000,000 0.5% over \$3,000,000
Plus	4% of gross income to \$50,000.00 2% of gross income \$50,001.00 and over
Minimum Annual Fee	\$1,500.00
Property Management	Assessed, when applicable
Closeout Fee	1% of asset FMV or \$2,000.00 minimum

Property Management Fees

Acceptance Fee	\$750.00
Annual Fee, Billed On Quarterly Basis	6% of gross income from grain & USDA Program payments 5% of gross income from cash rentals 9% of gross income from livestock operations 10% of gross residential rentals 6% of gross commercial rentals 4% of gross triple-net lease income
Minimum Annual Fee	\$1,500.00

Land Trusts

Acceptance Fee	\$500.00
Annual Fee	\$150.00
Per Transaction Fee	\$75.00
Closeout Fee	\$300.00

Life Insurance Trusts

Acceptance Fee	\$1,000.00
Annual Fee	\$500.00
Per Crummy Notice Fee	\$50.00
Closeout Fee	\$1,000.00

Executor or Administrator

Fees are calculated on the gross fair market value of the decedent's principal assets as of the date of death.

	5% of first \$100,000.00 4% of next \$100,000.00 3% of next \$300,000.00 2% over next \$500,000.00 Over \$1,000,000 - Negotiable
Minimum Fee	\$5,000.00
Asset & Property Management Fees	Assessed, when applicable

Guardianships

Acceptance Fee	\$500.00
Annual Fee	\$1,200.00 Plus 6% of Gross Income
Asset & Property Management Fees	Assessed, when applicable

Escrow Services

Acceptance Fee	\$500.00
Annual Fee	\$300.00
Per Transaction Fee	\$75.00
Closeout Fee	\$300.00

Agency

Acceptance Fee	\$1,000.00
Annual Fee	\$900.00 or \$75.00 per Month
Per Transaction Fee	\$75.00
Closeout Fee	\$300.00
Asset & Property Management Fees	Assessed, when applicable

Qualified 1031 Exchange

Conventional	\$500.00
Reverse Exchange	\$3,500.00

Miscellaneous Fees

Travel Expenses	Cost, Plus 10%
Legal Fees Incurred by Trustee	Billed at Cost, Plus 5%
Medical or Convalescent Care Draft Issued	\$50.00 per Draft
Additional Statements	\$50.00
Extraordinary Services Rendered	\$100.00 per Hour
Real Estate or Other Fixed Assets Sold	1%
Extraordinary Postage, Copying, Facsimile, and Long Distance Telephone Charges	Billed At Cost
Additional Fees May Be Assessed For Any Unusual Services Rendered	

Quotes are available upon request



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