



Schedule of Title and Escrow Rates Spokane County

Effective Date: January 1st, 2026

RESIDENTIAL RESALE TRANSACTIONS

Transaction Amount	Escrow Fee Per Side
\$0 - \$100,000	\$650
\$100,001 - \$200,000	\$750
\$200,001 - \$300,000	\$850
\$300,001 - \$400,000	\$950
\$400,001 - \$500,000	\$1,050
\$500,001 - \$600,000	\$1,120
\$600,001 - \$700,000	\$1,150
\$700,001 - \$800,000	\$1,150
\$800,001 - \$1,000,000	\$1,200
\$1,000,001 - \$1,200,000	\$1,350
Over \$1,200,001	add \$275 for every \$250k

- ▼ Discount available on the owner policy when a copy of prior policy is provided at the time of new order.
- ▼ Vista Title reserves the right to amend escrow fees to compensate for the amount of work or liability incurred.
- ▼ Add Washington State sales tax to all title and escrow fees.
- ▼ Recording Fees are not included.

Please note: Prices subject to change. All rates and applicable discounts will be rounded up to the next whole dollar.

DOWNTOWN:

201 W. North River Drive, Suite 205
Spokane, WA 99201
Phone: 509.328.7171

NORTH:

801 North Francis Ave, Suite A
Spokane, WA 99205
Phone: 509.466.9200

REFINANCE TRANSACTIONS

Amount	Escrow Fee Per Side
\$0 - \$500,000	\$650
\$500,001 - \$1,000,000	\$750

COMMERCIAL RATES

Transaction Amount	Escrow Fee Per Side
\$1,000,001 - \$2,000,000	\$1,500
\$2,000,001 - \$2,500,000	\$1,750
\$2,500,001 - \$3,000,000	\$2,000
\$3,000,001 - \$3,500,000	\$2,250
\$3,500,001 - \$4,000,000	\$2,500
\$4,000,001 - \$5,000,000	\$2,800
Over \$5,000,001	add \$200 for every \$1,000,000

PLACE AN ORDER:

SpokaneOrderDesk@vistatitle.com
Phone: 509.328.7171
vistatitle.com

OWNER POLICY

Liability Amount	Basic Policy	Home Owner's Policy
\$0 to \$20,000	\$600	\$660
\$20,001 to \$40,000	\$640	\$704
\$40,001 to \$60,000	\$680	\$748
\$60,001 to \$80,000	\$720	\$792
\$80,001 to \$100,000	\$760	\$836
\$100,001 to \$120,000	\$800	\$880
\$120,001 to \$140,000	\$840	\$924
\$140,001 to \$160,000	\$880	\$968
\$160,001 to \$180,000	\$920	\$1,012
\$180,001 to \$200,000	\$960	\$1,056
\$200,001 to \$220,000	\$1,000	\$1,100
\$220,001 to \$240,000	\$1,040	\$1,144
\$240,001 to \$260,000	\$1,080	\$1,188
\$260,001 to \$280,000	\$1,120	\$1,232
\$280,001 to \$300,000	\$1,160	\$1,276
\$300,001 to \$320,000	\$1,200	\$1,320
\$320,001 to \$340,000	\$1,240	\$1,364
\$340,001 to \$360,000	\$1,280	\$1,408
\$360,001 to \$380,000	\$1,320	\$1,452
\$380,001 to \$400,000	\$1,360	\$1,496
\$400,001 to \$420,000	\$1,400	\$1,540
\$420,001 to \$440,000	\$1,440	\$1,584
\$440,001 to \$460,000	\$1,480	\$1,628
\$460,001 to \$480,000	\$1,520	\$1,672
\$480,001 to \$500,000	\$1,560	\$1,716
\$500,001 to \$520,000	\$1,595	\$1,755
\$520,001 to \$540,000	\$1,630	\$1,793
\$540,001 to \$560,000	\$1,665	\$1,832
\$560,001 to \$580,000	\$1,700	\$1,870
\$580,001 to \$600,000	\$1,735	\$1,909
\$600,001 to \$620,000	\$1,770	\$1,947
\$620,001 to \$640,000	\$1,805	\$1,986
\$640,001 to \$660,000	\$1,840	\$2,024
\$660,001 to \$680,000	\$1,875	\$2,063
\$680,001 to \$700,000	\$1,910	\$2,101
\$700,001 to \$720,000	\$1,945	\$2,140
\$720,001 to \$740,000	\$1,980	\$2,178
\$740,001 to \$760,000	\$2,015	\$2,217
\$760,001 to \$780,000	\$2,050	\$2,255
\$780,001 to \$800,000	\$2,085	\$2,294
\$800,001 to \$820,000	\$2,120	\$2,332
\$820,001 to \$840,000	\$2,155	\$2,371
\$840,001 to \$860,000	\$2,190	\$2,409
\$860,001 to \$880,000	\$2,225	\$2,448
\$880,001 to \$900,000	\$2,260	\$2,486
\$900,001 to \$920,000	\$2,295	\$2,525
\$920,001 to \$940,000	\$2,330	\$2,563
\$940,001 to \$960,000	\$2,365	\$2,602
\$960,001 to \$980,000	\$2,400	\$2,640
\$980,001 to \$1,000,000	\$2,435	\$2,679
Over \$1,000,000	add \$30 for every \$20k	add \$33 for every \$20k

LENDER POLICY

Simultaneous Loan Rate	Refinance
\$460	\$300
\$474	\$320
\$488	\$340
\$502	\$360
\$516	\$380
\$530	\$400
\$544	\$420
\$558	\$440
\$572	\$460
\$586	\$480
\$600	\$500
\$614	\$520
\$628	\$540
\$642	\$560
\$656	\$580
\$670	\$600
\$684	\$620
\$698	\$640
\$712	\$660
\$726	\$680
\$740	\$700
\$754	\$720
\$768	\$740
\$782	\$760
\$796	\$780
\$809	\$798
\$821	\$815
\$833	\$833
\$845	\$850
\$858	\$868
\$870	\$885
\$882	\$903
\$894	\$920
\$907	\$938
\$919	\$955
\$931	\$973
\$943	\$990
\$956	\$1,008
\$968	\$1,025
\$980	\$1,043
\$992	\$1,060
\$1,005	\$1,078
\$1,017	\$1,095
\$1,029	\$1,113
\$1,041	\$1,130
\$1,054	\$1,148
\$1,066	\$1,165
\$1,078	\$1,183
\$1,090	\$1,200
\$1,103	\$1,218
add \$11 for every \$20k	add \$15 for every \$20k