



Common Title Obstacles

The following items require added clearance and processing time for escrow and title. Avoid delays by providing as much information as you can as soon as possible.

- Bankruptcies
- Probates
- Foreclosures
- Establishing Fact of Death-Joint Tenancy
- Use of, Proper Execution of Power of Attorney
- Family Trust
- Business Trust
- Recent Construction
- Physical Inspection Findings-Encroachments, Off-Record Easements
- Clearing Liens, Judgments
- Clearing Child/Spousal Support Liens
- Proper Execution of Documents
- Proper Jurats, Notary Seals
- Transfers/Loans Involving Corporations/Partnerships
- Last Minute Changes in Buyers
- Last Minute Changes in Coverage

