



PROPERTY PROFILE

PRELIMINARY TITLE REPORT

WHAT IS THE DIFFERENCE?

A property profile provides ownership, property taxes and liens that are recorded on the property. A preliminary title report, or prelim, is much more complete and is ordered when a property goes into escrow. A prelim includes recorded CC&R's, Easements and Agreements on the property, as well as Judgments & Liens that are against the property owner. Additionally, a prelim sets out any requirements to clear any title defects.



FULL PROPERTY PROFILE

- LEGAL & VESTING (OWNERSHIP)
- MORTGAGES OF RECORD
- DEEDS OF RECORD
- PLAT MAP
- PROPERTY TAXES
- JUDGMENTS & LIENS (UPON REQUEST)

ALSO INCLUDED

- PROPERTY CHARACTERISTICS
- TRANSACTION HISTORY
- SALES COMPARABLES
- AERIAL MAP
- ALTOS RESEARCH REPORT
- NEARBY NEIGHBORS



PRELIMINARY TITLE REPORT

- LEGAL & VESTING (OWNERSHIP)
- MORTGAGES OF RECORD
- DEEDS OF RECORD
- PLAT MAP
- PROPERTY TAXES
- JUDGMENTS & LIENS (ALL TYPES)

ALSO INCLUDED

- CC&R'S & EASEMENTS
- AGREEMENTS
- NOTICES
- CLOUDS ON TITLE
- REQUIREMENTS TO CLEAR TITLE DEFECTS

