

THE MOST CRITICAL FINANCIAL DECISION YOUR FAMILY WILL EVER MAKE

Don't Let Inherited Property Cost Your Family a Fortune.

Hidden debts. Family conflicts. Missed deadlines. The system is NOT on you
order • CALL (682-235-8219)

7 HIDDEN DANGERS FAMILIES DON'T SEE COMING

- 1 PROBATE PARALYSIS**
Courts can freeze ALL assets 12–18+ months. Bills keep coming.
- 2 SURPRISE LIENS & BACK TAXES**
Unknown debts attach to title and surface at closing — killing deals.
- 3 HEIR CONFLICT & TITLE DISPUTES**
One disagreeing heir can block the sale for years.
- 4 PREDATORY LOWBALL BUYERS**
Cash buyers target grieving families — often 30–40% below true value.
- 5 OUT-OF-STATE COMPLEXITY**
Different state laws, courts, and agents — zero local expertise.
- 6 MISSING CRITICAL DOCUMENTS**
Without the right paperwork, closings collapse and time runs out.
- 7 EMOTIONAL DECISION PARALYSIS**
Grief plus pressure equals costly mistakes that can't be undone.

✓ THE SIP INHERITANCE PACK SOLVES ALL 7

- ✓ **Fast-Track Probate Navigation**
We guide families through court timelines — without the lawyer fees.
- ✓ **Title & Lien Resolution Service**
We uncover and resolve hidden debts before they become YOUR problem.
- ✓ **Multi-Heir Coordination Protocol**
One point of contact for all heirs — disputes resolved, deals closed.
- ✓ **Certified Inherited-Property Value**
Know exactly what your property is worth. Never leave money on the table.
- ✓ **Complete Document Checklist**
Every form, every deed, every signature — organized and ready.

YOUR 3-OPTION SOLUTION PATH:

SELL

Maximum value.
Full-market listing
with our experts.

RENT

Convert to income.
Professional PM
setup included.

KEEP

Family buyout.
Estate restructure
& legal pathway.

■ DOCUMENTS WE GATHER FOR YOU:

Death Certificate • Will / Trust
Deed & Title Report • Mortgage Payoffs
Tax Records • Heir ID & Signatures

there's mor there's more in the full program

"SIP handled everything — probate, title, heir negotiations. We walked away with \$47K more than the first offer."

— The Henderson Family, Fort Worth TX

Ready to Protect Your Inheritance? Call SIP Today.

(682-235-8219

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