

File # _____

Searched by _____

BRADY & KOSOFSKY, PA TITLE SUMMARY (NC)

Date ___/___/___

Total # of pgs. _____

Searched from ___/___/___ to ___/___/___ (effective date)

Stopped at (circle one): CURRENT OWNER 30 YEARS OWNER'S POLICY DEVELOPER OTHER: _____

Property

Prop. address per order: _____

Prop. address per tax card: (same as order) _____

Brief legal: _____ County: _____

Recorded plat? Yes No If YES, plat recorded at: Bk _____ Pg _____, rec. ___/___/___

Waterfront? Yes No | Access to public right of way (circle one): DIRECT INDIRECT LANDLOCKED

Explain access if indirect: _____

Taxes

Parcel # _____ As'd values: Land-\$ _____ Imp-\$ _____ Total-\$ _____

Type(circle one): VACANT SFR MULTI-FR MOBILE HOME TOWNHOME CONDO COMMERCIAL

In City/Town limits? Yes No If YES, give name of municipality: _____

County bill: 20__ : \$ _____ (circle one): DUE DELINQ PAID Check here if county bill includes city tax

City bill: 20__ : \$ _____ (circle one): DUE DELINQ PAID (if checked, leave city bill blank).

Prior delinq. taxes (check if N/A): _____

Special assessments (check if N/A): _____

Check here if City taxes could not be verified and will be provided when available:

Current Ownership

Current Deed: Dated ___/___/___ Recorded ___/___/___ Book _____ Page _____

Grantee: _____

Are there parties that have interests in the property other than the above Grantee? Yes No

If YES, list: _____

Deeds of Trust

(1) Grantor: _____

Trustee: _____, Lender: _____

Dated ___/___/___ Recorded ___/___/___ Book _____ Page _____ Amount: \$ _____

Open-ended? Yes No | Assigned to _____

PUD Rider attached? Yes No | Recorded ___/___/___ Book _____ Page _____

(2) Grantor: _____

Trustee: _____, Lender: _____

Dated ___/___/___ Recorded ___/___/___ Book _____ Page _____ Amount: \$ _____

Open-ended? Yes No | Assigned to _____

PUD Rider attached? Yes No | Recorded ___/___/___ Book _____ Page _____

Additional Deeds of Trust? Yes No If YES, attach additional summary. Total # of DOTs: ____.

Judgments, Liens, Civil Actions, SPs, & UCCs

List all parties searched by exactly how they were searched, including name variations, followed by any case nos.:

- R.O.D. outs checked? Yes No
- Judgments checked for 10 years? Yes No
- Federal jmts checked for 20 years? Yes No
- Pending civil actions checked? Yes No
- Estates checked? Yes No
- Special Proceedings checked? Yes No
- Death records checked? Yes No
- Marriage records checked? Yes No

Restrictions		Easements	
Bk _____	Pg _____	Rec. ___/___/___	Bk _____ Pg _____
Bk _____	Pg _____	Rec. ___/___/___	Bk _____ Pg _____
Bk _____	Pg _____	Rec. ___/___/___	Bk _____ Pg _____
Bk _____	Pg _____	Rec. ___/___/___	Bk _____ Pg _____
Bk _____	Pg _____	Rec. ___/___/___	Bk _____ Pg _____
Bk _____	Pg _____	Rec. ___/___/___	Bk _____ Pg _____
Do restrictions contain Right of First Refusal? <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> N/A			

Notes: _____

- Check here if you are attaching additional title summary pages to include additional parcels, outs, liens, or notes.
- Check here if certain copies are not available and will be provided at a later date. Please note them above.