



BayAreaTitle
SERVICES

INFORMATION TO OBTAIN FORM

Name all parties with an ownership interest in property:

MARITAL STATUS:

Marital Status of Seller: Single Married Divorced Widow/Widower

IF MARRIED Before OR After purchase of subject property.

IF DIVORCED since purchase of property:

Name of ex-Spouse _____

County/State divorced in _____

If outside of county, may require certified copy of Divorce Decree.

IF WIDOWED since purchase of property:

Name of Deceased Spouse _____

Date of death ___/___/___ County where death took place _____

Did Spouse leave a will? Yes No Was will probated? Yes No

If no will, was Affidavit of Heirship done? Yes No

PROPERTY TYPE:

Improved Unimproved Rental/Investment Inherited

Homestead Yes No

Is Sewer system on maintenance agreement? Yes No

If so, with whom? _____ Expiration date ___/___/___

Does property include a Manufactured/Mobile home? Yes No

If home has been removed, is there a septic system? Yes No

Is there a lien? Yes No

1st Lien Holder: _____ Contact # _____ Loan # _____

2nd Lien Holder: _____ Contact # _____ Loan # _____

Are you current with your payments? Yes No

Minerals _____

Have you signed any other agreement on this property? Yes No

Contracts? Yes No Leases or Oral Leases? Yes No

For common names, please provide the last four digits of your Social Security # XXX-XX-____

Do you owe past taxes and/or the IRS? Yes No

Have you filed an insurance claim in the past 3 years? Yes No

If Owner Financed, but paid off:

Do you have a Release of Lien? Yes No

Did Seller obtain Title Insurance when property was purchased? Yes No

(If yes, make notation in file in case copy is needed)

Will Power of Attorney be used by the Seller? Yes No

(If yes, please provide a copy to the Title Company/Attorney as soon as possible)

Will Seller attempt to use an EXISTING survey if approved by the Title Company/Attorney?

Yes No

(If yes, please provide a copy to the Title Company/Attorney as soon as possible.)

REMINDER: If you agree to provide an EXISTING survey but cannot locate it, you could be in default of the contract unless you pay for a new survey.

Is this property in a Homeowners' Association? Yes No

Do you know your approximate boundary lines? Yes No

Easements: How are you accessing your property? _____

Any recorded or unrecorded easements? Yes No

Does this property involve a trust, partnership, merger, or corporation? Yes No

If yes, do you have a copy of all supporting documents? Yes No