



OLD REPUBLIC TITLE



FOR
SALE

SHOWSTOPPERS

In our business, the show is the closing, and we want to help your customers have the smoothest closing possible. While not every problem can be anticipated, there are **Red Flags** you should watch for in your transactions. Being proactive to these potential showstoppers will help ensure a successful closing and bring you referrals. If you determine that your buyer or seller is affected by any of the following, call Old Republic Title® immediately.

- ❖ Trusts
- ❖ Bankruptcy
- ❖ Foreclosure
- ❖ Divorce or Separation
- ❖ Recent Marriage of Seller or Buyer
- ❖ Death of Property Owners
- ❖ Known Encroachments
- ❖ Power of Attorney
- ❖ Shared Driveways
- ❖ Foreign Sellers
- ❖ Liens or Judgments Against Property Owners
- ❖ Guardianship or Incompetence of Seller
- ❖ Sellers or Buyers that will not be present at closing
- ❖ Easements Obtained or Given Since Purchase of Property

