



**THE
PRELIMINARY
REPORT**

Your Guide to Understanding the Preliminary Report



The Review

It is important for all parties to review the Preliminary Report

The Preliminary Report is an offer to issue a policy of title insurance covering a particular estate or interest in land subject to stated exceptions.

Since these exceptions may point to potential problems with your intended purchase, it is important for all parties to review the report once it is received.

A Preliminary Report provides a list of the matters which will be shown as exceptions to coverage in a designated policy or policies of title insurance, if issued concurrently, covering a particular estate or interest in land. It is designed to provide an interim, or “preliminary” response to an application for title insurance and is intended to facilitate the issuance of the designated policy or policies. It is normally prepared after application (order) for such policy(ies) of title insurance on behalf of the principals to a real property transaction, for the purpose of facilitating requirements relative to closing and policy issuance in form and content approved by those parties.

If a title policy is not contemplated, a Preliminary Report should not be ordered. Instead consideration should be given to requesting a Condition of Title Report or other similar title product.

The Preliminary Report states on its face that it is made solely to facilitate the subsequent issuance of a title insurance policy and that the insurer assumes no liability for errors in the report. Accordingly, any claim arising from a defect in title must be made under the title policy and not the Preliminary Report.

After a title order has been placed, matters relative to the title policy coverage on the subject property are assembled in a title search package and examined by skilled technicians. This is when the Preliminary Report is prepared and sent to the customer. The report contains relevant information so that the parties to the transaction will become aware of matters which will not be insured against by the title company. This report is issued before the title policy, hence the name Preliminary Report.

The Matters

The matters shown in the report are as follows:

1

The estate or interest covered.

2

The owner of the estate or interest.

3

The parcel of land involved.

4

The exceptions, liens, encumbrances and other risks which will not be insured against if a Title Policy is issued.

5

Other requirements and provisions which are reflected as "Notes" in the Preliminary Report which are removed if and when a title policy is issued.

Please note: This brochure is intended for general information purposes and is not to be relied on in interpreting the full legal effect of the documents and words shown herein.



The Commentary

This paragraph specifies that no liability is ever assumed under a preliminary report, and further indicates what should be requested if the customer desires assumption of liability prior to policy issuance.



PRELIMINARY REPORT

Order No.: 7123456-CB
Property: 1000 Whatever Street,
Street Lake Oswego, OR 97035

*In response to the application for a policy of title insurance referenced herein, **Chicago Title Company** hereby reports that it is prepared to issue, or cause to be issued, as of the date hereof, a policy or policies of title insurance describing the land and the estate or interest therein hereinafter set forth, insuring against loss which may be sustained by reason of any defect, lien or encumbrance not shown or referred to as an exception herein or not excluded from coverage pursuant to the printed Schedules, Conditions and Stipulations or Conditions of said policy forms.*

The printed Exceptions and Exclusions from the coverage and Limitations on Covered Risks of said policy or policies are set forth in Attachment One. The policy to be issued may contain an arbitration clause. When the Amount of Insurance is less than that set forth in the arbitration clause, all arbitrable matters shall be arbitrated at the option of either the Company or the Insured as the exclusive remedy of the parties. Limitations on Covered Risks applicable to the CLTA and ALTA Homeowner's Policies of Title Insurance which establish a Deductible Amount and a Maximum Dollar Limit of Liability for certain coverages are also set forth in Attachment One. Copies of the policy forms should be read. They are available from the office which issued this report.

This report (and any supplements or amendments hereto) is issued solely for the purpose of facilitating the issuance of a policy of title insurance and no liability is assumed hereby. If it is desired that liability be assumed prior to the issuance of a policy of title insurance, a Binder or Commitment should be requested.

The policy(ies) of title insurance to be issued hereunder will be policy(ies) of Chicago Title Insurance Company, a Florida corporation.

Please read the exceptions shown or referred to herein and the exceptions and exclusions set forth in Attachment One of this report carefully. The exceptions and exclusions are meant to provide you with notice of matters which are not covered under the terms of the title insurance policy and should be carefully considered.

It is important to note that this preliminary report is not a written representation as to the condition of title and may not list all liens, defects and encumbrances affecting title to the land.

Chicago Title Insurance Company

Countersigned By:



Authorized Officer or Agent



By:



President

Attest:



Secretary



Schedule A Example

This identifies the customer's escrow and title officers.

The address of the subject property.

This date represents the date and time up to which matters affecting the title to the real property therein described have been examined and reported herein. This normally is the same as the "plant date".

This specifies the type of coverage form of policy we are prepared to issue and the general scope of the insurance.

A fee (the word "estate" is used to express the degree, quantity, nature, duration, or extent of an interest land). A fee simple is the highest type of estate or interest an owner can have in land, freely transferable and inheritable, and whose owner is entitled to possession. (There are many other estates or interests in land that we could insure).

Shows the owner of record and how title is held.

5300 Meadows Rd., Ste 100, Lake Oswego, OR 97035
(541)485-3588 FAX (541)485-3597

PRELIMINARY REPORT

ESCROW OFFICER: Amy O'Brien
Amy.Obrien@ctt.com
001-001-1234

ORDER NO.: 123456

TITLE OFFICER: Jerry Smith
Email: titleofficersupport@ctt.com

TO: Chicago Title Company
5300 Meadows Rd., Ste 100
Lake Oswego, OR 97035

ESCROW LICENSE NO.: 200408072

OWNER/SELLER: Eric Y. Seller and Sophia C. Seller

BUYER/BORROWER: William B. Buyer and Stephanie A. Buyer **PROPERTY**

ADDRESS: 1000 Whatever Street, Lake Oswego, OR 97035

EFFECTIVE DATE: October 1, 2018, 05:00 PM

1. THE POLICY AND ENDORSEMENTS TO BE ISSUED AND THE RELATED CHARGES ARE:

	<u>AMOUNT</u>	<u>PREMIUM</u>
ALTA Owner's Policy 2006 Owner's Standard Proposed Insured: William B. Buyer and Mary M. Buyer	\$ 350,000.00	\$ 1,050.00
ALTA Loan Policy 2006 Extended Lender's Proposed Insured: Umpqua Bank ISAOA	\$ 275,000.00	\$ 366.00
OTIRO 209.10-06 - Restrictions, Encroachments, Minerals - Current Violations (ALTA 9.10-06)		\$ 100.00
OTIRO 222-06 - Location (ALTA 22-06)		\$ 0.00
OTIRO 208.1-06 - Environmental Protection Lien (ALTA 8.1-06)		\$ 0.00
OTIRO 205.1-06 - Planned Unit Development (ALTA 5.1-06)		\$ 50.00
Government Lien Search		\$ 5.00

2. THE ESTATE OR INTEREST IN THE LAND HEREINAFTER DESCRIBED OR REFERRED TO COVERED BY THIS REPORT IS:
Fee Simple

3. TITLE TO SAID ESTATE OR INTEREST AT THE DATE HEREOF IS VESTED IN:
Eric Y. Seller and Sophia C. Seller, Trustees of the Seller Family Trust

4. THE LAND REFERRED TO IN THIS REPORT IS SITUATED IN THE CITY OF Lake Oswego, COUNTY OF Clackamas, STATE OF OREGON, AND IS DESCRIBED AS FOLLOWS:
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

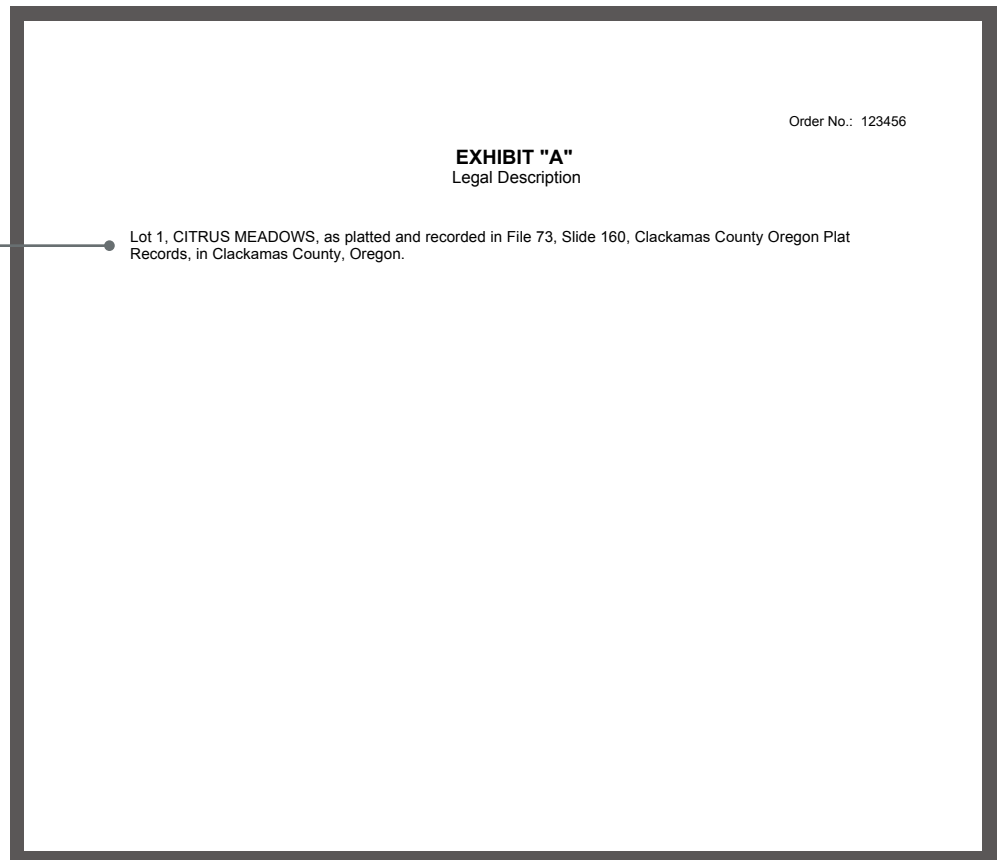
The description of the land covered in the preliminary report.

This number identifies the title order for the subject property.

Exhibit A Example

The description of the land covered in the preliminary report.

NOTE: There are four basic forms of legal descriptions; Lot and Block, Partition Plats, Sub-Sections and Metes and Bounds. Each form is unique unto itself and requires varying degrees of expertise to understand.



Order No.: 123456

EXHIBIT "A"
Legal Description

Lot 1, CITRUS MEADOWS, as platted and recorded in File 73, Slide 160, Clackamas County Oregon Plat Records, in Clackamas County, Oregon.

Schedule B, General & Specific Exceptions

These are General and Specific requirements that must be met in order for a commitment to be issued.

In this example items 1 through 5 are General requirements and items 6 through 28 are requirements that are specific to the transaction.

The property tax year begins July 1st and ends June 30th. While the new tax year begins July 1st, the tax amount isn't certified until early October. We show a lien in an amount to be determined if the date of closing is after July 1st and prior to taxes being certified.

Unpaid taxes must be paid; they affect the lender's lien position and owner's title policy

City Liens: could be for sewer system, sidewalks, yard maintenance (grass/weeds), road improvements or curbs & gutters

The current owner's taxes are subject to the veterans' exemption.

Order No.: 123456

AS OF THE DATE OF THIS REPORT, ITEMS TO BE CONSIDERED AND EXCEPTIONS TO COVERAGE IN ADDITION TO THE PRINTED EXCEPTIONS AND EXCLUSIONS IN THE POLICY FORM WOULD BE AS FOLLOWS:

GENERAL EXCEPTIONS:

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.
2. Any facts, rights, interests or claims, which are not shown by the Public Records but which could be ascertained by an inspection of the Land or by making inquiry of persons in possession thereof.
3. Easements, or claims of easement, which are not shown by the Public Records; reservations or exceptions in patents or in Acts authorizing the issuance thereof; water rights, claims or title to water.
4. Any encroachment (of existing improvements located on the Land onto adjoining land or of existing improvements located on adjoining land onto the subject Land), encumbrance, violation, variation or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the subject Land.
5. Any lien or right to a lien for services, labor, material, equipment rental or workers compensation heretofore or hereafter furnished, imposed by law and not shown by the Public Records.

SPECIFIC ITEMS AND EXCEPTIONS:

6. Property taxes, which are a lien not yet due and payable, including any assessments collected with taxes to be levied for the fiscal year 2018-2019.

7. Unpaid Property Taxes are as follows:

Fiscal Year:	2017-2018
Amount:	\$4,723.11, plus interest, if any
Levy Code:	00400
Account No.:	0000003
Map No.:	17 03 16 33 08700

Prior to close of escrow, please contact the Tax Collector's Office to confirm all amounts owing, including current fiscal year taxes, supplemental taxes, escaped assessments and any delinquencies.

8. City lien in favor of the City of Lake Oswego,

Purpose:	sidewalk
Amount:	\$2,500.00, plus interest and penalties, if any.
Reference No:	126784

9. Taxes, including current year, have been assessed with an exemption. If the exempt status is terminated under the statute prior to the date on which the assessment roll becomes the tax roll in the year in which said taxes were assessed, an additional tax may be levied.

Exemption:	Veteran
Tax Account No.:	0000003

Preliminary Report

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Schedule B, Specific Exceptions

The property is currently used for farming and the owner is receiving a reduction in their certified tax amount for part or all of the land being used for farm use, i.e. trees and agriculture growth. Property will remain in that status even for a new buyer as long as they continue to use the land for farm use. Contact the assessor's office for more info.

The current owner's taxes are subject to a senior tax deferral. Escrow will order a payoff from the State of Oregon and will pay the balance owing from the date the deferral went into effect.

If a property owner dies and their estate is not probated, we are required to contact the State of Oregon Department of Human Resources, to verify that no funds are due for public assistance (nursing care facility, etc.)

Reservations are for things such as oil, gas and other minerals

Order No.: 123456

10. The Land has been classified as farm land, as disclosed by the tax roll. If the Land becomes disqualified, said Land may be subject to additional taxes and/or penalties.
11. Real Property tax records show that property taxes have been paid by the Oregon Department of Revenue under the provisions of the Senior Citizens Deferral Program, pursuant to Oregon Revised Statute (ORS). Reimbursement for taxes advanced under said program is required in the event of sale of the property, failure to occupy the property, or death of the party entitled to the deferral. For questions regarding payment policies and payoff amounts, please contact the Department of Revenue at 503-378-4988 and refer to Account No. AJ 003003-3..
12. Jane Doe, former vestee herein, died in Clackamas County on or about January 1, 2015.
NOTE: In the event of the death of a spouse, verification is required that there is no claim of the Oregon Department of Human Services or the Oregon Health Authority related to public or medical assistance for the deceased spouse. Contact the DHS or OHA Estate Administration Unit at phone no. 800-826-5675 or 503-378-2884.
13. Reservation, including the terms and provisions thereof,
Recording Date: February 2, 1944
Recording No.: Book 261, Page 399
14. Covenants, conditions, restrictions and easements but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, source of income, gender, gender identity, gender expression, medical condition or genetic information, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth in the recorded plat.
15. Covenants, conditions, restrictions and easements but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, source of income, gender, gender identity, gender expression, medical condition or genetic information, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth in the document
Recording Date: August 2, 1978
Recording No: 78-50002
Liens and assessments, if any, by the CITRUS MEADOWS Homeowner's Association.
16. Terms, provisions and conditions, including, but not limited to, maintenance provisions, and a covenant to share the costs of maintenance, contained in instrument
Recording Date: November 30, 1979
Recording No.: 79-71161
17. The effect of that certain document

Executed by: John Doe, attorney in fact for Jane Doe
To: John Doe
Recording Date: May 5, 2000
Recording No.: 2000-098765

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Schedule B, Specific Exceptions

There are easements, notes and/or restrictions created on the recorded plat

CC&R's for the subdivision are generally created by the developer and recorded when the subdivision plat is filed

The easement is either over the subject property or grants an easement over adjoining property in favor of the subject property.

We would need to clear this exception by having a new warranty deed executed. Someone appointed as attorney in fact cannot execute a deed in favor of themselves. If Jane Doe isn't of sound mind to execute the correction document, then a conservatorship would need to be filed with the court to clear the cloud on the title

Order No.: 123456

10. The Land has been classified as farm land, as disclosed by the tax roll. If the Land becomes disqualified, said Land may be subject to additional taxes and/or penalties.
11. Real Property tax records show that property taxes have been paid by the Oregon Department of Revenue under the provisions of the Senior Citizens Deferral Program, pursuant to Oregon Revised Statute (ORS). Reimbursement for taxes advanced under said program is required in the event of sale of the property, failure to occupy the property, or death of the party entitled to the deferral. For questions regarding payment policies and payoff amounts, please contact the Department of Revenue at 503-378-4988 and refer to Account No. AJ 003003-3..
12. Jane Doe, former vestee herein, died in Clackamas County on or about January 1, 2015.
NOTE: In the event of the death of a spouse, verification is required that there is no claim of the Oregon Department of Human Services or the Oregon Health Authority related to public or medical assistance for the deceased spouse. Contact the DHS or OHA Estate Administration Unit at phone no. 800-826-5675 or 503-378-2884.
13. Reservation, including the terms and provisions thereof,
Recording Date: February 2, 1944
Recording No.: Book 261, Page 399
14. Covenants, conditions, restrictions and easements but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, source of income, gender, gender identity, gender expression, medical condition or genetic information, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth in the recorded plat.
15. Covenants, conditions, restrictions and easements but omitting any covenants or restrictions, if any, including but not limited to those based upon race, color, religion, sex, sexual orientation, familial status, marital status, disability, handicap, national origin, ancestry, source of income, gender, gender identity, gender expression, medical condition or genetic information, as set forth in applicable state or federal laws, except to the extent that said covenant or restriction is permitted by applicable law, as set forth in the document
Recording Date: August 2, 1978
Recording No: 78-50002
Liens and assessments, if any, by the CITRUS MEADOWS Homeowner's Association.
16. Terms, provisions and conditions, including, but not limited to, maintenance provisions, and a covenant to share the costs of maintenance, contained in instrument

Recording Date: November 30, 1979
Recording No.: 79-71161
17. The effect of that certain document

Executed by: John Doe, attorney in fact for Jane Doe
To: John Doe
Recording Date: May 5, 2000
Recording No.: 2000-098765

Preliminary Report Printed: 10.11.18 @ 01:13 PM
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Schedule B, Specific Exceptions

A Deed of Trust was recorded against the property and the borrower defaulted. In this situation the lender chooses a successor trustee (usually an attorney) as the property enters into the foreclosure process. The timeline for this can vary. The notice of default and election to sell is recorded and made public record.

Financing Statement: this example shows that EWEB filed a UCC lien when a new heat pump was installed. A UCC termination is required to remove the lien.

A lot line adjustment by the City of Lake Oswego was approved that affected a portion of the property

A Deed of trust was recorded against the property. Escrow will order a payoff from the beneficiary of record. Because this is a line of credit trust deed, we also request the beneficiary to put a hold on available funds. We request an updated payoff on the day of closing to verify there have been no further advances and a release document is recorded at or soon after closing.

Order No.: 123456

18. A deed of trust to secure an indebtedness in the amount shown below,

Amount: \$250,000.00
 Dated: November 18, 2005
 Trustor/Grantor: Eric Y. Seller and Sophia C. Seller, as tenants by the entirety
 Trustee: Chicago Title Company
 Beneficiary: Megabucks Bank
 Loan No.: 7654321
 Recording Date: November 19, 2005
 Recording No.: 2005-034799

A substitution of trustee under said deed of trust which names, as the substituted trustee, the following

Trustee: King & Brown, Attorneys at Law
 Recording Date: December 15, 2011
 Recording No: 2011-003560

A notice of default under the terms of said trust deed

Executed by: King & Brown, Attorneys at Law
 Date and Time of Sale: July 1, 2017 at 10:00 a.m.
 Recording Date: April 1, 2017
 Recording No: 2017-023561

19. A financing statement as follows:

Debtor: Eric Y. Seller and Sophia C. Seller
 Secured Party: EWEB
 Recording Date: January 19, 2006
 Recording No: 2006-009041

20. Notice of Approval for Lot Line Adjustment by the City of Lake Oswego

Recording Date: August 14, 2008
 Recording No.: 2008-046789

21. A deed of trust to secure an indebtedness in the amount shown below,

Amount: \$251,000.00
 Dated: May 29, 2009
 Trustor/Grantor: Eric Y. Seller and Sophia C. Seller, as tenants by the entirety
 Trustee: Chicago Title Company ABC
 Beneficiary: Credit Union
 Recording Date: June 1, 2009
 Recording No.: 2009-015957

The Deed of Trust set forth above is purported to be a "Credit Line" Deed of Trust. It is a requirement that the Trustor/Grantor of said Deed of Trust provide written authorization to close said credit line account to the Lender when the Deed of Trust is being paid off through the Company or other Settlement/Escrow Agent or provide a satisfactory subordination of this Deed of Trust to the proposed Deed of Trust to be recorded at closing.

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Schedule B, Specific Exceptions

Order No.: 123456

IRS Tax Liens: Escrow submits a form #8821 to the IRS as Tax liens must be paid off @ closing. It takes about 2 weeks to get the payoff amount from the IRS

State of Oregon tax warrant: escrow submits a payoff request. Generally takes about a week to get payoff information

Because a pending bankruptcy exists, we need instructions from the bankruptcy trustee as to how sale proceeds are to be applied. The trustee must review and approve the settlement statement prior to recording

Pending Dissolution of Marriage: no decree is filed of record yet and is pending. As long as both parties instruct escrow jointly and execute all sale documents, we can proceed with the sale. If the parties are not in agreement, a court order may be necessary

22. A tax lien for the amount shown and any other amounts due, in favor of the United States of America, assessed by the District Director of Internal Revenue.

Federal Serial No.: E000000
 Taxpayer: Eric Y. Seller and Sophia C. Seller
 Amount: \$5,000.00
 Recording Date: August 25, 2011
 Recording No: 2011-058581

23. A state tax lien for the amount shown and any other amounts due,

State Identification No.: 123456
 Filed by: State of Oregon Department of Revenue
 Taxpayer: Eric Y. Seller and Sophia C. Seller
 Amount: \$3,500.00
 Recording Date: September 20, 2011
 Recording No: 2011-062578

24. Any matters arising out of or by virtue of that certain bankruptcy case:

Name of Debtor: Eric Y. Seller and Sophia C. Seller
 Date of Filing: February 1, 2017
 U. S. District Court: Oregon
 Case No.: 17-123456
 Chapter: 7
 Attorney: Jeremy Lawyer
 Attorney's Address: 123 Main Street, Lake Oswego, OR 97401
 Attorney's Phone No: 541-555-5555
 Name of Trustee: Ted Trustee

25. A pending court action:

Plaintiff: Eric Y. Seller
 Defendant: Sophia C. Seller
 County: Clackamas
 Court: Circuit
 Case No.: 17DR01801
 Dated Filed: March 1, 2017
 Nature of Action: Dissolution of Marriage

The Company will require proof that the attorneys in the suit shown below have been paid in full:

Petitioner/Plaintiff: Eric Y. Seller
 Attorney for Petitioner/Plaintiff: Andy Attorney

Respondent/Defendant: Sophia C. Seller
 Attorney for Respondent/Defendant: Sally Attorney

Suit No.: 17DR01801
 Date of Filing: March 1, 2017

We send a statement to the attorney or attorneys asking if any funds are due to them and if they will be filing a lien. An attorney has 6 months from the date of the filing of the divorce decree to file a lien against the real property awarded to their client for nonpayment of fees.

Schedule B, Additional Requirements & Notes

If the property is currently vested in a trust, the parties complete a document called the Certification of Trust at closing. It outlines the applicable information about the trust and shows their ability and right to execute documents on behalf of the trust

The notes are informational notes only and will not show as Title Exceptions in the forthcoming title policy.

Order No.: 123456

26. If title is to be insured in the trustee(s) of a trust (or if their act is to be insured), this Company will require a copy of said Trust Agreement or a Trust Certification pursuant to ORS Chapter 130.860.

The Company reserves the right to make additional requirements or add additional items or exceptions after review of the requested documentation.

ADDITIONAL REQUIREMENTS/NOTES

- A. Notice: Please be aware that due to the conflict between federal and state laws concerning the cultivation, distribution, manufacture or sale of marijuana, the Company is not able to close or insure any transaction involving Land that is associated with these activities.
- B. In addition to the standard policy exceptions, the exceptions enumerated above shall appear on the final 2006 ALTA Policy unless removed prior to issuance.

- C. Note: In the event title to said Land is acquired by the party(s) named below, the policy(s), when issued, will show the following additional item(s) in Schedule B, unless disposed of to the satisfaction of the Company:

Party(s): William B. Buyer

A judgment for installment payments of child support, to be made by:

Amount: \$500.00
Debtor: William B. Buyer
Creditor: Nancy N. Smith
Date entered: April 8, 2012
County: Clackamas
Court: Circuit
Case No.: 12DR56789

- D. Note: There are no matters against the party(ies) shown below which would appear as exceptions to coverage in a title insurance product:
Parties: Stephanie A. Buyer
- E. Note: There are NO conveyances affecting said Land recorded within 24 months of the date of this report.
- F. If requested to issue an extended coverage ALTA loan policy, the following matters must be addressed.

Judgment - William B. Buyer has a child support obligation. Escrow will contact the buyer to determine if the judgment is still in effect and if so ask how payments are made (payroll deduction, personal check paid directly to the ex or paid through the state). If the support is no longer in effect, a full satisfaction executed by the creditor must be filed in the court case. If the support is still in effect and payments are made directly to the ex, a partial satisfaction through the date of closing is required for filing in the court case. If the support is still in effect and payments are made through the state, we can remove from the final policy with a statement from the state indicating payments are current. If payments are not current, any arrearage must be paid at closing.

Schedule B, Additional Requirements & Notes

The Notes are informational notes only and will not show as Title Exceptions in the forthcoming title policy.

Order No.: 123456

- G. THE FOLLOWING NOTICE IS REQUIRED BY STATE LAW: YOU WILL BE REVIEWING, APPROVING AND SIGNING IMPORTANT DOCUMENTS AT CLOSING. LEGAL CONSEQUENCES FOLLOW FROM THE SELECTION AND USE OF THESE DOCUMENTS. YOU MAY CONSULT AN ATTORNEY ABOUT THESE DOCUMENTS. YOU SHOULD CONSULT AN ATTORNEY IF YOU HAVE QUESTIONS OR CONCERNS ABOUT THE TRANSACTION OR ABOUT THE DOCUMENTS. IF YOU WISH TO REVIEW TRANSACTION DOCUMENTS THAT YOU HAVE NOT SEEN, PLEASE CONTACT THE ESCROW AGENT.
- H. Note: No utility search has been made or will be made for water, sewer or storm drainage charges unless the City/Service District claims them as liens (i.e. foreclosable) and reflects them on its lien docket as of the date of closing. Buyers should check with the appropriate city bureau or water service district and obtain a billing cutoff. Such charges must be adjusted outside of escrow.
- I. Note: This map/plat is being furnished as an aid in locating the herein described Land in relation to adjoining streets, natural boundaries and other land. Except to the extent a policy of title insurance is expressly modified by endorsement, if any, the Company does not insure dimensions, distances or acreage shown thereon.
- J. Note: Recording charge per document for:
Clackamas County - \$87.00 for the first page, \$5.00 for each additional page
E-recording fee is an additional \$5.00 per document

Send Recording Packages to:
Chicago Title Company
Attention: Recording
5300 Meadows Rd., Ste 100,
Lake Oswego, OR 97035

Email: recording@ctt.com





www.ChicagoTitleOregon.com

Call your local Chicago Title representative for more details or specific policy language pertaining to any of our title products.