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Title Insurance

Statewide signing in homes* at offices, after hours, on weekends and holidays.

To place an order, fax it, e-mail it, call in with it or enter it directly into the Paperless Closer window to Title Texas.

Residential Fee Schedule (all fees/rates/premiums effective 9/15/2005) -- Call Basil for Commercial Fees
\$275 Escrow Fees, standard refinance and home equity
\$225 Escrow Fees each side, standard residential resale
\$60 Standard Tax Certificate
\$75/100 Estimated recording for refinance/sale (includes \$5 per document electronic recording fee)
\$1 State Mandated Title Policy guarantee fee fund per policy

Current State Rates for title policies and endorsements may be found at www.TLTA.org, or you can always call Basil.

*And in our offices. Home equity A6 loans must close at lender, title company or lawyer's office.

Paperless Closer – Go to “Place an Order” at www.titletex.com

Your window into the title company computer: User name: _____ Password: _____

This same location allows you to monitor status and progress of your title insurance files.

WIRING AND DOCUMENTS: Please Send Documents to: BH_OFFICE@TITLETEX.COM

Wiring: Wells Fargo Bank; Account Name: **Title Texas Escrow Account;** ABA _____ Account: _____

Include GF# and name of Borrower. Be sure to forward wiring instructions to lender's closing/funding department.

BR \$100,001-\$1,000,000, Subtract 100,000 from policy amount and multiply result by \$.00552, + \$871. Round.

ALTA FORM (1, 2, 3, 3.1, 4) TEXAS EQUIVALENT (none) BR=Basic Rate

ALTA FORM 5 Planned Unit Development **T-17** Planned Unit Development (**\$25**) * = \$25 minimum

ALTA FORM 6 Variable Rate Mtg. **T-33** Adjustable Rate Mortgage endorsement to raise (**\$25** woi) the face amount to an amount not to exceed 125%

ALTA FORM 8.1 Environmental Protection **T-36** Environmental Protection Lien endorsement (**\$25** MTP)

ALTA FORM 9 Restrictions **T-19** Restrictions, Encroachments, Minerals Endorsement.

Encroachment, Minerals (* **5% BR** residential, * **10% BR** nonresidential. P-1 u)

P-29 Taxes not due/payable (**\$5**) **T-30** Tax Deletion (**\$20** MTP)

MTP \$100 w/OTP R-5 **R-16** Amend Exception Area, Boundaries... (no charge MTP; 15% OTP)

T-42 Equity Loan Mtg. (10% BR *), T-42.1 Supplemental Coverage Equity (15% BR *)

T-43 Reverse Mortgage (no charge) T-35 Revolving Credit (\$50) T-39 Balloon Mortgage (\$25)

R-12 Commitment (no charge), **PLEASE NOTE CHANGES ARE EXPECTED IN RATES**

T-31 Manufactured Housing (\$70 incl T-31.1) T-14 First Loss (\$25) T-15 Last Dollar (\$25)

State Mandated **Title Insurance Policy Rates:** www.tdi.state.tx.us/orders/co0405premrates.html or www.tlta.org

www.tlta.org/publications/basicmanual/sectioniii.asp

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