

# Legal & Vesting Report



## Fast and extensive

*Nationwide property location  
and ownership verification*

## Instantly verify property ownership, vesting and location

In our drive to perfect the search for title, one of our highest priorities is connecting our customers to the data and resources they need to make informed decisions in a dynamic marketplace. So we continue to develop search tools that save time, are easy to use and create efficiencies for our customers. Legal & Vesting Report reflects our understanding of the need for speed and accuracy in searching.

### Find and verify property ownership

Legal & Vesting Report searches public record databases in 847 counties across 47 states to identify a property's current owner(s) with a vesting clause, and a brief or full legal description (where available). Begin your search with assessed owner name, property address or parcel ID number. A name search will return all matching names in the county, with a corresponding address and parcel number.

Select your Legal & Vesting Report type: the full Legal & Vesting Report includes general property information and all ownership transfer history, with a copy of the conveyance instrument where available. The Quick Legal & Vesting Report returns property information and the last conveyance instrument on record.

Optionally, you can add tax assessor information that includes assessed value, tax amount due and tax payment status.

### Value-added functionality for your convenience

Click "copy text" to copy abbreviated and full legal description and vesting information, then paste into your production file or

document. Click to open and view the conveyance instrument using iView, the integrated image viewer.

Add new Legal & Vesting Report searches to an existing search order.



### Integrated image viewer

The iView image viewer allows you to open and view the conveyance instrument. Zoom in, rotate and annotate the image, then save changes to the document in your Legal & Vesting order.

You can also use the Optical Character Recognition feature of iView to convert image areas to text, which you can paste into a document or a record in your production system.

# Legal & Vesting Report

## An easy way to verify ownership and vesting

- Search in 47 states using owner name(s), property address or property ID
- Choose either a standard report or a quick report
- Include optional tax assessor information in your search
- Modify your search parameters, as necessary
- Print, e-mail or save your Legal & Vesting Report



## Additional features in TitlePoint Xpress

- View the details of any open order, including search parameters used
- Print, or save the results of a Legal & Vesting Report in PDF or TIFF file format
- Configure TitlePoint Xpress® to open to the Legal & Vesting Report search screen upon activation
- Set default search parameters for Legal & Vesting Report for search-type, report-type and report output

## Full product and technical support

Property Insight supports TitlePoint Xpress and Xpress Search with on-site and telephone support, available from offices located in Eastern, Midwestern and Western time zones.



From Property Insight. Expect More.



Telephone 877.747.2537 for sales or go to [propertyinsight.biz](http://propertyinsight.biz)

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