

POST CLOSING INFORMATION

PROVIDED BY COMMUNITY TITLE



TITLE POLICY

You will receive your Owner's Title Policy within 90 days from the settlement date. If you do not receive this, please contact us immediately. **KEEP THIS FOR YOUR RECORDS!** Remember your policy is good for as long as you own the property and continue to warrant your title after you sell.

ORIGINAL DEED

The County Clerk's office in which your property is located or Community Title will forward the original deed after recordation. **KEEP THIS FOR YOUR RECORDS!**

ADDITIONAL COPIES

Please make sure to keep your documents in a safe place along with the survey used at closing. In the event you refinance or want to move to a new house you will need these documents to expedite your closing. Your closer gives all these documents to you at the closing.

HOME WARRANTY

Your home warranty provider is:

Telephone # _____

Conf.# _____

Your brochure and a copy of the invoice and confirmation are given at closing.

APPRAISAL REPORT

If your lender did not furnish you with a copy of your appraisal at closing, please contact them in writing or by telephone directly.

Most appraisals are only kept on file for 90 days!

HOMESTEAD EXEMPTIONS

Please contact the appraisal district directly to obtain information on applying for the exemption. The numbers are provided to you below and most of the applications may be downloaded and filed online. If you live in two separate counties, you **MUST** file in both counties.

Angelina County Appraisal District

(936) 634-8456 www.angelinacad.org

Nacogdoches County Appraisal District

936-560-3447 www.nacocad.org

Polk County Appraisal District

936-327-2174 www.polkcad.org

COUPON BOOKLETS

Your first payment letter is in the set of documents given to you at closing. Please contact your lender if you have not received a coupon book within 30 days.



<http://www.communitytitle.com>