



Life Of A Title Search

**Escrow Officer Opens Title Order
With Fidelity Title Unit**

**Customer Service Verifies
Legal and Vesting if Needed**

**Title Search Started in
Fidelity Title Plant**

**Computerized
Property Chains
General Index
Sellers Buyers**

**Searcher
Examines
Chain & General
Index**

**Required
Documents
Are
Printed**

**Engineering
Department
Prepares
Plat Maps**

**Tax/Bond
Searches
Are
Prepared**

Examiner Examines Complete Search Package and Writes Preliminary Title Report

Word Processing Types Preliminary Title Report (Prelim)

Messenger Service Delivers Prelim to Escrow and Lender

New Documents/Demands Submitted to Title Unit

Escrow Authorizes Recording

Documents are Recorded, Demands are Paid, Funds are Disbursed

Title Policies are Typed, Reviewed, and Mailed with Invoice to Customer

