



OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY

COMMITMENT FOR TITLE INSURANCE

SCHEDULE B, PART I Requirements

All of the following Requirements must be met:

1. The Proposed Insured must notify the Company in writing of the name of any party not referred to in this Commitment who will obtain an interest in the Land or who will make a loan on the Land. The Company may then make additional Requirements or Exceptions.
2. Pay the agreed amount for the estate or interest to be insured.
3. Pay the premiums, fees, and charges for the Policy to the Company.
4. Documents satisfactory to the Company that convey the Title or create the Mortgage to be insured, or both, must be properly authorized, executed, delivered, and recorded in the Public Records.
5. The Proposed Policy Amount(s) must be increased to the full value of the estate or interest being Insured, and any additional premium must be paid at that time. An Owner's Policy should reflect the purchase price or full value of the Land. A Loan Policy should reflect the loan amount or value of the property as collateral. Proposed Policy Amount(s) will be revised and premiums charged consistent herewith when the final amounts are approved.
6. If this is a qualifying transaction for residential real estate (as defined by the U.S. Financial Crimes Enforcement Network) where the buyer is an Entity or Trust, the buyer and seller must cooperate in providing all required personally identifying data necessary to file with FinCEN prior to closing and must pay any fees associated with filing to the person / entity reporting the transaction to FinCEN. Additional requirements and/or exceptions may be added if this is determined to be a qualifying transaction.

Unless specified in writing elsewhere, OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY is NOT acting as the reporting entity to FinCEN. Buyer and seller are responsible for making sure there is a reporting person / entity who will complete the filing with FinCEN.

This page is only a part of a 2021 ALTA Commitment for Title Insurance issued by Old Republic National Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I - Requirements; and Schedule B, Part II - Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

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Commitment for Title Insurance (07-01-2021)
Schedule BI



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