

REAL ESTATE DEED AGREEMENT

Thank you for requesting Battlefield Title Company, LLC/ The Ingle Law Firm, LLC to prepare a real estate deed and/or related documents. Our estimated fees for the preparation of these documents are as follows:

- Preparation of Warranty Deed or Quitclaim Deed: \$125 per deed (includes recording fee)
- Preparation of contract for sale of real estate: \$100 per document
- Additional documents require a determination of fees

Please note that prior to drafting the requested documents, we will need the following from you for each parcel of real estate at issue:

- A copy of your prior deed or deeds
- A copy of a recent tax bill
- Plat(s) of survey, as applicable

If you are unable to provide deeds or tax information, we can research this information for you for an additional fee of approximately \$50. Please note that fees are estimates only and are subject to change. Fees are due prior to delivery of the document to you.

We will prepare the documents requested only based on information provided by you. Unless you request further services from us by entering into a separate, written, engagement agreement, we will not review any additional materials; examine the title to the property; provide an opinion as to title or ownership; nor advise you regarding legal matters relating to the transaction, including advice regarding asset protection, estate planning, Medicaid laws, taxes, or any other issues. The extent of the services we will provide to you will be limited to the preparation of the documents requested based on the information given to us (names, property description, etc.). **PLEASE NOTE: IF YOUR PROPERTY IS CURRENTLY SECURING A LOAN, TRANSFER OF THE OWNERSHIP IN THE PROPERTY COULD VIOLATE THE "DUE ON SALE" CLAUSE OF YOUR LOAN AGREEMENT AND PUT YOU IN DEFAULT. CONSULT YOUR LENDER PRIOR TO TRANSFERRING OWNERSHIP. ADDITIONALLY, TRANSFER OF OWNERSHIP COULD RESULT IN TERMINATION OF COVERAGE UNDER ANY TITLE INSURANCE POLICY YOU MAY HAVE. CONSULT YOUR POLICY PRIOR TO TRANSFER OF OWNERSHIP.**

Please note that before we can prepare the documents you requested, it will be necessary for us to review the information left with us and to verify that no conflicts of interest exist in our preparing such documents. If we are unable to draft the requested documents, we will notify you.

In the unlikely event that dispute resolution were required relating to any services we provide in this or any other matter, by this agreement you and we both agree in advance to attempt to resolve any such dispute by mediation. If the matter is not resolved by mediation, then you and we both agree to resolve any such dispute through binding arbitration. Such arbitration will be conducted in Ringgold, Georgia, or at such other place as is mutually agreed to by each of us, pursuant to the Georgia Arbitration Code, and the dispute will be decided in accordance with the laws of the State of Georgia. In addition, in order to utilize this process, both you and we agree in this letter to forego the right to a trial by a judge or a jury.

If the foregoing correctly reflects your understanding of the terms and conditions of our services, please indicate your acceptance by signing in the space provided below.

Signature: _____
Printed Name: _____

REAL ESTATE DEED INFORMATION FORM

Property Address: _____

County of Property: _____

Tax Parcel Number (from recent tax bill): _____

Name of Current Property Owner(s)
(as shown on the current deed): _____

Is this person living? Yes No

If this person is not living, has the estate been probated? Yes No

Address: _____

Name of Person(s) Receiving Property: _____

Address: _____

Is the property to be transferred with Right of Survivorship?
"Right of Survivorship" means that, if an owner dies, any surviving owner(s) automatically obtain ownership of the deceased owner's interest in the property.

Yes No Not Applicable

Purchase Price (or Gift): _____

Other Information: _____

Person and phone number to contact when the deed is completed:
