



## TRUST YOUR CLOSING TO MARKET TITLE

*Protecting Buyers and Sellers!*

### Real Estate Fraud is on the Rise in Florida

Fraudulent transactions are becoming more frequent — from fake sellers to identity theft in closings. Florida is now a national hotspot for real estate fraud, putting your property and money at risk.

### What We're Doing to Protect You

At **Market Title LLC**, your safety is our top priority. We have numerous safeguards to protect the Buyers and Sellers in a transaction and now we have partnered with our trusted underwriter to implement contact validation and **Secure ID verification**. We will verify government-issued photo ID of all signors (driver's license or passport) to confirm identity from the beginning. It's fast, easy, secure, which helps ensure:

- ✓ The seller is truly the property owner
- ✓ The buyer is who they say they are
- ✓ Your closing is protected from fraud and delays

### Additional Measures to Protect Your Transaction

At **Market Title LLC**, our commitment to security goes beyond ID verification. We implement a multi-layered approach to protect your real estate transaction at every step:

- ✓ Notification letters are sent to the current owner about the impending sale.
- ✓ We require completion of fraud prevention forms from realtors.
- ✓ A search is conducted for Specially Designated Nationals and Blocked Persons list.
- ✓ All wires are validated and verified.
- ✓ All payoff wires are validated and verified.
- ✓ Remote Online Notarizations meet all approved protocols to ensure compliance.
- ✓ All disbursements are confirmed with written documentation.

## STOP REAL ESTATE FRAUD BEFORE IT STARTS!

**Trust your closing with the professionals at:**

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