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The Quill – Sept 2021



WE'RE CELEBRATING YOU!

Happy Real Estate Professional Appreciation Month (REPAM)

As many of you know, every year around this time we pause to say thank you. You all are our customers and without you, we simply would not exist. From all of us at Barristers Title, to all of you, please accept our heartfelt appreciation for allowing us to help you with your transactions.

This year, like last year, you are owed a special debt of gratitude. In early March of 2020, the World changed dramatically. Healthcare workers around the Globe have been justifiably recognized for their efforts and sacrifices.

Receiving no attention, however, are the attorneys, paralegals and title agents around the Country that have continued to do closings. You are doing them with masks and face shields. You are sanitizing your conference rooms over and over

again. Some of you are even doing closings outside. In the face of a second wave of the pandemic and the new variants that have promulgated, you continue to do these things and more. And while your efforts are not saving lives, you are helping people achieve their dreams of home ownership.

You are also helping people refinance the debt on their houses. In many cases, the ability to refinance has helped provide some economic relief to the financial ravages of the COVID Crisis. In the process, you are assisting the economic engine of our Country to keep running. You risk your own health in doing so and while most of the Country has paid no mind, we applaud your efforts.

So on behalf of everyone here at Barristers Title, you have our undying gratitude! We appreciate you! Thank you so much for everything that you do!

sb

THE QUILL TIP

Marital Status

We have published this Tip in our newsletter before but we think it is an important one to reiterate. Marital Status in a nutshell:

Include both the Grantor's and the Grantee's marital status on the Deed. If the parties are married, list them as spouses. If a party to the Deed is unmarried, indicate that they are single. Why is this important? Several reasons. The lack of marital status identification can create a marketability concern down the road. One of the things I am most asked to insure are deeds in the chain that fail to identify the Grantor's marital status. Don't be the law office that creates that marketability issue!

Secondly, as a wise man once told me, "Every time you open your file post-closing, you are costing yourself money." (Thanks for that advice, Chris Burti!) When I first began practicing, I failed to include the marital status on some of my Deeds. In a couple of instances, I received a call from a curmudgeonly attorney (now retired) who would ask me, usually not very nicely either, for a copy of the Marital Status Affidavit from my file. (Those of us in Charlotte remember Woody Eford fondly...truly). The time that it took me to find the file – especially if it was in storage – copy the Affidavit, and send it to Woody cost me my time and, as they say, time is money.

Lastly, in today's world, it may not be easy to discern marital status on the face of a Deed. We now recognize same sex marriages and if, for example, we see Grantors listed as William Smith and James Washington, without any indication of their marital status, we don't know whether to believe that conveyance involved two single men or two men married to each other. This can create – say it with me – a marketability issue.

Take it from us. . .you don't want that phone call!

sb

GET TO KNOW JENNIFER CONRAD

{A Day In The Life Edition}

1. Favorite breakfast food? ***Acai bowl or a really good egg and cheese biscuit.***
2. Coffee vs. Tea? ***Cappuccino with skim milk.***
3. Do you prefer working from home or in an office? ***I really like getting out to see all of my customers.***
4. Dinner at the table or on the couch? ***Dinner at the table for sure.***
5. What is your favorite dessert? ***Most things chocolate.***
6. What are you currently watching? ***I love watching documentaries about music or sports. I am also really excited that Virgin River season 3 is on Netflix now!***
7. If you had one free hour in your day what would you do? ***Probably work out.***
8. Are you a morning person or night owl? ***I tend to be a night owl but I enjoy a quiet sunrise.***
9. What is your bedtime? ***I wish it was earlier but it's usually around 11pm.***
10. Tell us an interesting fact about you that we may not know. ***My major in college was Landscape Horticulture.***



THE QUILL RIDDLE

Q. Why did the scarecrow win the Nobel Prize?

The answer to last month's riddle is:

Q: How did the music teacher get locked in the classroom?

A. His keys were inside the piano!



WHERE ARE YOU FALL?

Hang on to the last few days of summer.
Fall is just around the corner, we can feel
it!



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