

AFFIDAVIT OF TITLE

State of New York)

County of Suffolk) ss.:

TITLE NO. _____

I, _____, being duly sworn, deposes and says:

1) That I reside at _____ and have resided there for approximately _____

2) That I am the _____ owner in fee simple of premises _____ recorded/filed in the Office of the _____ of Suffolk County in _____ Certificate No./Liber _____ of conveyance, page _____

3) Said premises have been in _____ possession since _____ ; that _____ possession thereof has been peaceable and undisturbed, and the title has never been disputed, questioned, or rejected, nor insurance thereof refused, as far as I know.

4) That I know of no facts by reason of which said possession or title might be called into question, or by reason of which any claim to any part of said premises or any interest therein adverse to _____ might be set up.

5) There are no Federal Tax claims, warrants or liens assessed or filed against _____ in this or any other State.

6) There are no State Tax claims, warrants or liens assessed or filed against _____

- 7) There are no judgments against _____ unpaid or unsatisfied of record entered in any court of this state, or of the United States.
- 8) No proceedings in bankruptcy have ever been instituted by or against _____ in any court or before any officer of any state, or of the United States, nor at any time made an assignment for the benefit of creditors, nor an assignment, now in effect of the rents of said premises or any part thereof.
- 9) I have carefully examined the judgments/liens/Federal Tax liens/State tax warrant listed in the title commitment under the above referenced Title Number and State that they are not against, _____, but against _____ of the same or similar name have/has never lived at _____, nor have/has _____ done business at, nor have/has _____ had a motor vehicle registered at those addresses shown.
- 10) That the subject premises are, as far as I know, free from all leases, mortgages, taxes, assessments, water charges, sewer rents and other liens and encumbrances, except _____
- 11) That the subject premises are currently occupied by _____
- 12) That the subject premises are _____ part of a Homeowner's Association and that all dues and assessments are paid to date except _____
- 13) I am a citizen of _____ and am more than 18 years of age.
- 14) I have not been known by any other name in the past 10 years except for _____
- 15) That there are no actions pending affecting the subject premises.

- 16) There are presently _____ tenants and that there exists no outstanding leasehold interest in said premises except for:
- 17) That no repairs, alterations or improvements have been made to said premises which have not been completed more than four/eight months prior to the date hereof; nor have any obligations been incurred which have become or will become liens against the subject premises.
- 18) That I have no constructive or actual notice of any pending assessments for capital, street or sidewalk improvements or for charges pending or due for the cost of connecting the premises to public sewers.
- 19) I am married to _____, who is over the age of 18 and is competent to convey real property. That we were married on _____ and I have never been married to any other person now living except:
- 20) That _____ is a valid and subsisting _____ organized under the laws of _____ and that all licensing fees and franchise taxes due and payable by said _____ have been paid in full.
- 21) My forwarding address will be:
- 22) The social security number/Federal Tax ID of the current owner(s) of said premises is/are:
- 23) There are no facts known to me relating to the title of the subject premises which have not been set forth in this affidavit.

This affidavit is made to induce _____ to accept a
said premises, and to induce _____
_____ to issue its policy of title insurance covering the subject
premises knowing that they will rely on the statements herein made.

Sworn to before me this
day of _____, in the year

Notary Public