

“The Daunting Challenge of Buying or Selling a Home”

By: Theodore M. Simon, Esq. (8/10/16)

The process of buying or selling a home can be daunting and challenging. It can be stressful and, yes, even traumatic. Agents and lawyers present you with a bunch of forms that are unintelligible, and rarely explain them. Now the CFPB requires a five page settlement statement with a lot of numbers which somehow add up, but about which you know nothing. All you are told is to sign and that the documents are required. And don't think a real estate agent is there to help – they are not allowed to open their mouths at a closing.

Agent wants to make money. Lawyers wants to enhance their fees. Sometimes those in whom you place your trust are in cahoots with each other for reasons unbeknownst to you. Truths may be fabricated either out of ignorance or greed. They don't always tell you your alternatives, and it is often intimidating to ask questions. Frequently, you may get gobbledegook and feel uncomfortable in trying to get an answer that you understand.

Nothing is more mysterious than title insurance. Why you get it, you haven't a clue, and why it is so expensive no one can answer. You are told they are standard rates, sometimes “promulgated” and required by Florida law. UNTRUE!!!!

You do not have to suffer the cost of published rates, or pay high fees, and can save yourself a great deal of money, whether you are buyer or seller. Because all closing costs affect the “bottom line,” of who pays for it, the other party's pocketbook is directly affected, as well.

Don't let your money go up in smoke. Become an educated homeowner – Let Budget do your title work and closing, and we include all attorney services, customarily without additional fee! We are always available to professionally answer all of your questions. Contact us today.