



**GREATER PROVIDENCE
BOARD OF REALTORS®**
ETHICS • PROFESSIONALISM • INTEGRITY

The Greater Providence Board of REALTORS® is pleased to offer a **brand new** real estate continuing education course – approved for **9 credits** by the Rhode Island Department of Business Regulation. This course is comprised of 3 Units and includes a unique hands-on experience to further sharpen your professional knowledge:

Practical Principles of the Title Examination Process

(GPBOR Course # 185)

This course substantially relates to real estate transactions as it is designed to take the practitioner through the title process from start to finish, culminating in a successfully conducted search.

Instructor: Steven J. Ferdinandi, Esq., Partner, Ferdinandi and Mastrati, LLP, Cranston, RI

Cost: \$89.95 for members or \$109.95 for non-members

Each Unit is 3 hours in length. As each Unit builds on the previous Unit(s), **real estate licensees/registrants must be committed to completing all 3 in the order below to be eligible to receive the 9 continuing education credits.** Classes begin promptly at their start time and students must be present for the entire duration of the classes.

Unit 1 – March 1, 2012 from 5:00 – 8:00 p.m. at the Board office (365 Eddy St., Suite 1, Providence)

The instructor will give an introduction to chain of title and how it serves as the roadmap of homeownership. Included will be a lecture on the grantor-grantee indexes. The instructor will discuss what valuable title information is needed from the Tax Assessor's office and the importance of these documents in the title searching process. Also discussed will be the various types of liens and an overview of the tax sales and the law.

Unit 2 – March 6, 2012 from 5:00 – 8:00 p.m. at the Board office (365 Eddy St., Suite 1, Providence)

This Unit will start with an introduction to mortgages and the difference between Title theory states and Lien theory states and will include a discussion regarding foreclosures. The instructor will also discuss the probate process and the effect of death on title holder on the estate. The law of adverse possession and the importance of property surveys will be presented as will easements – recorded or unrecorded. An overview of Title Insurance will conclude this Unit.

Unit 3 – March 8, 2012 from 5:00 – 8:00 p.m. at Cranston City Hall, 869 Park Avenue, Cranston, RI (meet in the lobby)

The final Unit of this course will focus on a practical application of the course material. The instructor will guide the class in performing an actual title search at the Tax Assessor's office. The instructor will discuss the process of abstracting the most current deed regarding signature, notary acknowledgement and legal description and how to navigate the Grantor and Grantee index culminating in a final Title Report. Participants will successfully conclude the course by actually conducting a title examination under the guidance of the Instructor.

DON'T WAIT – THIS CLASS WILL SELL OUT! RESERVE YOUR SPOT TODAY.

To register, please call (401) 274-8383 or email your interest to reservations@gpbor.com or complete the form below and send it in to us.

Parking for 365 Eddy Street, Suite 1: ample on-street metered parking is available or you may elect to park at the Richmond Garage, located a few doors down from our office for a nominal fee.

Parking for Cranston City Hall: ample parking can be found in the lot behind the City Hall building.

PRINT CLEARLY! Please enroll me in all 3 Units of **Advanced Title Search** (3/1/12, 3/6/12, 3/8/12).

Print Name: _____ Sign Name: _____

Address: _____

Email Address: _____ Best # to reach me at: _____

Enclosed is my check for _____ made **payable to GPBOR** OR Please charge my _____ VISA _____ MC _____ Amex _____ Discover

Card #

Exp. Date

Amount

Please mail this form to GPBOR, 365 Eddy Street, Suite 1, Providence, RI 02903 or fax it to us at (888) 607-8815.

In case of inclement weather, please visit www.gpbor.com or www.turntoten.com for class cancellations or delays. If you require any special accommodations, please notify the Board in writing to info@gpbor.com or call (401) 274-8383.

The Greater Providence Board of REALTORS® is a certified real estate school in Rhode Island. We thank you for thinking of us for your continuing education needs and invite you to visit www.gpbor.com. While there, be sure to view our upcoming events for additional programs we will be offering to help you prepare for the April 2012 real estate license recertification process.

OUR MISSION IS TO ENSURE THE PROFESSIONAL SUCCESS OF OUR MEMBERS