



INVOICE

Invoice #: 305946
Invoice Date: 9/24/2021
File Number: 21-080510-300

To:

City of Jonesboro - Code Enforcement
Attention: Michael Tyner
410 W. Washington
Jonesboro, AR 72401

From:

Lenders Title Company
Kristin McLaughlin
2207 Fowler Avenue
Jonesboro, AR 72401
870-935-7410

In Re: **Leslie Sitzes and Debbie Sitzes - 217 Gilbert, Jonesboro, AR 72401**

Description	Amount	Total
Title Search	\$50.00	\$50.00
	Total	\$50.00

Thank you for your business!

Please Remit To:
Lenders Title Company
2207 Fowler Avenue
Jonesboro, AR 72401
870-935-7410



2207 Fowler Avenue
Jonesboro, Arkansas 72401
Phone: 870-935-7410
FAX: 870-933-7222

LIMITED TITLE SEARCH

Date: September 24, 2021
Prepared For: City of Jonesboro - Code Enforcement
File Number: 21-080510-300

Lenders Title Company hereby certifies that the records of the Circuit Clerk of Craighead County, Arkansas have been examined as to the following described property from August 6, 2014 at 07:30 a.m. to September 10, 2021 at 07:30 a.m.:

Lot 5 in Block "B" of Robindale 4th Addition to the City of Jonesboro, Craighead County, Arkansas, as shown by a plat in Deed Record 179 page 72, subject to Bill of Assurance in Deed Record 193 page 673, and to easements as shown in said plat.

The following instruments were found of record during the aforementioned period which affect the above described property:

FIDUCIARY'S DEED from Frances Price, Executor of the Estate of Donna K. McDonald to Leslie Sitzes and Debbie Sitzes, husband and wife, dated August 5, 2014, filed August 6, 2014 in Document No. JB2014R-012665 in the records of Jonesboro, Craighead County, Arkansas.

RELEASE DEED from Centennial Bank for Mortgage executed by Debbie Sitzes and Leslie Sitzes, wife and husband, dated August 4, 2014 and recorded August 6, 2014 in Instrument No. JB2014R-012666, filed March 6, 2018 in Document No. 2018R-004452 in the records of Jonesboro, Craighead County, Arkansas.

RELEASE DEED from Centennial Bank for Mortgage executed by Debbie Sitzes, wife and Leslie Sitzes, husband, dated January 24, 2018 and recorded February 1, 2018 in Instrument No. 2018R-002032, filed December 29, 2020 in Document No. 2020R-030087 in the records of Jonesboro, Craighead County, Arkansas.

Judgments have been checked on Leslie Sitzes and Debbie Sitzes during the aforementioned period, and the following were found:

JUDGMENT in Case No. 16JCV-20-438 between Plaintiff, Calvalry SPV I, LLC, as assignee of CITIBANK, N.A. vs. Defendant, Leslie L. Sitzes filed June 18, 2020 in Document No. 2020J-000508 in the records of Jonesboro, Craighead County, Arkansas.

ORDER of Writ of Garnishment in Case No. 16JCV-20-438 between Plaintiff, Calvalry SPV I, LLC, as assignee of CITIBANK, N.A. vs. Defendant, Leslie L. Sitzes filed November 10, 2020 in Document No. 2020R-025986 in the records of Jonesboro, Craighead County, Arkansas.

This Limited Title Search is intended for the exclusive use of the addressee for informational purposes only. Lenders Title Company is not expressing or attempting to express an opinion as to the validity of the title to the above described property nor as to the validity of any encumbrances, both recorded and unrecorded, that pertain to the above described property. While Lenders Title Company believes that the information stated above is accurate, no assurances are made nor is any liability assumed by Lenders Title Company for any incorrect information stated herein or omitted herefrom. For assurances as to the title to the above described property, addressee should obtain a title insurance policy.

Sincerely,

Lenders Title Company

A handwritten signature in cursive script, reading "Kristin Paige McLaughlin".

By: Kristin Paige McLaughlin

Arkansas Insurance Department
Contact Information:

Arkansas Insurance Department
1 Commerce Way, Suite 102
Little Rock, AR 72202
(800) 852-5494
(501) 371-2640

FACTS**WHAT DOES Lenders Title Company DO WITH YOUR PERSONAL INFORMATION?**

Why?	Financial companies choose how they share your personal information. Federal law gives consumers the right to limit some but not all sharing. Federal law also requires us to tell you how we collect, share, and protect your personal information. Please read this notice carefully to understand what we do.
What?	<p>The types of personal information we collect and share depend on the product or service you have with us. This information can include:</p> <ul style="list-style-type: none"> • Social Security number and credit history • transaction history and mortgage rates and payments • purchase history and wire transfer instructions <p>When you are <i>no longer</i> our customer, we continue to share your information as described in this notice.</p>
How?	All financial companies need to share customers' personal information to run their everyday business. In the section below, we list the reasons financial companies can share their customers' personal information; the reasons Lenders Title Company chooses to share; and whether you can limit this sharing.

Reasons we can share your personal information	Does Lenders Title Company Can you limit this sharing? share?	
For our everyday business purposes— such as to process your transactions, maintain your account(s), respond to court orders and legal investigations, or report to credit bureaus	Yes	No
For our marketing purposes— to offer our products and services to you	Yes	No
For joint marketing with other financial companies	Yes	No
For our affiliates' everyday business purposes— information about your transactions and experiences	Yes	No
For our affiliates' everyday business purposes— information about your creditworthiness	No	No
For our affiliates to market to you	No	No
For nonaffiliates to market to you	No	No

Questions?	Call 501-225-3519 or go to www.lenderstitlegroup.com
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Who we are

Who is providing this notice?

Lenders Title Company

What we do

How does Lenders Title Company protect my personal information?

To protect your personal information from unauthorized access and use, we use security measures that comply with federal law. These measures include computer safeguards and secured files and buildings.

How does Lenders Title Company collect my personal information?

We collect your personal information, for example, when you

- provide account information or give us your contact information
- pay us by check or make a wire transfer
- show us your government-issued ID

We also collect personal information from others, such as credit bureaus, affiliates, or other companies.

Why can't I limit all sharing?

Federal law gives you the right to limit only

- sharing for affiliates' everyday business purposes—information about your creditworthiness
- affiliates from using your information to market to you
- sharing for nonaffiliates to market to you

State laws and individual companies may give you additional rights to limit sharing.

Definitions

Affiliates

Companies related by common ownership or control. They can be financial and nonfinancial companies.

- *Our affiliates include companies such as our bank, mortgage companies, insurance companies, and securities brokerages.*

Nonaffiliates

Companies not related by common ownership or control. They can be financial and nonfinancial companies.

- *We do not share with nonaffiliates so they can market to you.*

Joint marketing

A formal agreement between nonfinancial financial companies that together market financial products or services to you.

- *Our joint marketing partners include companies such as credit card issuers to inform you about their products and/or services.*

Other important information

State laws and individual companies may give you additional rights to limit sharing. Please consult your state laws regarding information sharing.