

# Property Information Report

## Service Summary



 **TRINITY**  
Inspection Services, LLC®  
*Integrating technology with  
people and business processes.™*

[www.trinityonline.com](http://www.trinityonline.com)

## Need a Lien Search?

### Avoid delays with Trinity's Property Information Report.

Did you know the original title provider or the use of multiple title providers can delay the completion of a fast lien search? Why let lien verification stall your disbursement process? Trinity has developed an innovative approach to help make your lien searches quick and painless

Trinity's Property Information Report™ service, delivers assurance that there have been no liens recorded with the County. You receive vital information about the property more quickly than before with technology tailored to your needs while mitigating your risks.

#### Improve Process Flow

Researching lien information and contacting the county can take hours of your time and interrupt your process flow. With Trinity Inspection Services, we can do the research and have your results typically in less than 72 hours. Just in time to coincide with typical / desired disbursement funding timelines.

#### Thorough Evaluation

Taking steps to ensure that there are no current recorded liens helps mitigate risks of the construction project. Rest easy knowing we've done all the research. Trinity searches county records to provide lenders with a fast lien, mortgagee, tax and legal description report. Every report is thorough, accurate and comprehensive.

#### Always Available

Place orders 24/7 with Trinity's user-friendly web-based order entry process or seamlessly integrate using XML. Viewing photos, reports or images are just a few clicks away. And, our nationwide team of field specialists are experts in their fields and available for projects of any size.

## About Trinity

Trinity Inspection Services is a member of the Trinity Real Estate Solutions® family of companies including Trinity Appraisal Services and Trinity Field Services®. The goal of Trinity is to provide the banking, lending, insurance and credit card industries with a uniquely comprehensive range of residential and commercial products and services.



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