

## **Real Estate**

The dream of owning real estate comes in many different forms. Some want to own real estate to create the family home while others own real estate to establish long-term wealth. No matter your reason for buying, selling or investing in a home, you will need legal counsel to assist with the process. A few of the major real estate categories are as follows:

**Real estate:** Property involving land and the buildings on it, along with its natural resources such as trees, minerals, and water.

**Fee simple ownership:** Own land or real estate

**Title:** Document which shows legal ownership to the property

**Landlord/Tenant:** In a residential lease, the landlord provides rental of the property; the tenant has a right to use said property for a specified period of time

**Purchase and sale agreement:** Agreement for the purchase and sale of real property

**Deed:** Document conveyed during the purchase and sale of real property to transfer ownership

**Mortgage:** Loan by lender or bank for the purpose of purchasing a home; the home serves as collateral to the lender or bank until paid in full

**Foreclosure/Eviction:** Judicial proceedings in which the bank exercises its right to retrieve the home from the mortgagee due to non-payment of the agreed upon mortgage

The Law Boutique, LLC (“TLB”) is equipped to handle your real property matters from A-Z. We can assist with the review of residential leases to explain the rights of all parties to the agreement. Furthermore, in the purchase or sale of a home, TLB attorneys can help with the following: 1) drafting the terms of the purchase and sale agreement, 2) properly set up title to the property during the purchase, 3) review the chain of title to ensure proper conveyance of the property, 3) assist with the mortgage lender process through its network of mortgage brokers, and 4) provide guidance both prior to and during the foreclosure and eviction processes.

**GIVE US A CALL TO DISCUSS YOUR REAL ESTATE NEEDS.**