

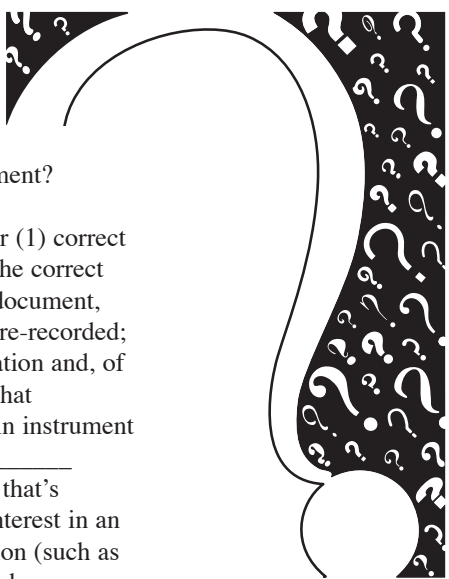


Ask Your Underwriter

■ *Linda M. Hernandez, Florida State Underwriter*

Question: What is required in order to correct an error in a recorded instrument?

Answer: In order to correct most errors, you have a choice. You can either (1) correct the error by lining through the incorrect information and typing the correct data, have the correction initialed by the person who signed the document, and then have it re-executed, re-acknowledged, re-notarized and re-recorded; or (2) prepare a "corrective" instrument with the correct information and, of course, have it signed, acknowledged, notarized and recorded. That instrument should state that it is being given to correct that certain instrument recorded in O. R. Book ____, page ____, Public Records of _____ County, Florida. This is the proper way to correct an instrument that's already been recorded, unless the incorrect instrument vests an interest in an incorrect party or purports to convey an erroneous legal description (such as by a deed or mortgage). For instructions on how to correct a deed or mortgage, see **Eeeeeek! An Error!!!!!!** in Volume 6, Issue 2, *In the Title Corner*. That issue can be found on our website, www.ortfl.com.



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