

A L E R T

To: Old Republic Agents and Offices

From: Michael S. Davis
Florida State Counsel

Re: Tax Deferred (§1031) Exchanges of Real Property

Date: April 30, 1999

Enclosed is our newest brochure highlighting Old Republic National Title Insurance Company's ("ORNT's") ability to serve as intermediary or accommodator in tax deferred exchanges. Also enclosed is a copy of our current fee schedule with regard to these exchanges. Please be aware that we have the knowledge and expertise to efficiently handle your client's exchange needs. Further, ORNT and not a subsidiary company will hold your client's funds. We have faith in our ability to properly handle these transactions, and we are willing to directly serve as intermediary or accommodator.

During the coming months, we will make available seminars to further familiarize you with the tax deferred transaction. Also, we will be pleased to assist your office by giving seminars, on your behalf, involving the tax deferred exchange. Additional brochures will be made available to you upon your request. If you should have any questions regarding the tax deferred exchange or any other matter, please do not hesitate to contact our underwriting department.

§1031 Tax Deferred Exchange Fee Schedule

	<u>Fees</u>
Set-up charge for all transactions:	\$750.00
Charge for each replacement property transaction in excess of one:	\$250.00
Funds held by Old Republic National Title Insurance Company, As intermediary, shall be held at interest and the interest shall be divided between the Exchanger and ORNTIC as follows:	
Where funds held are less than \$500,000, the fee is:	½ of interest
Where funds held exceed \$500,000, the fee is:	negotiable