First National Title Insurance Company Insured Closing Service Letter and Closing Protection Letter User Guide



The First National Title Insurance Company (FNTI) Insured Closing Service Letter and Closing Protection Letter (ICSL/CPL) User Guide provides instructions for effectively utilizing the FNTI ICSL/CPL integration.



Who is First National?



First National Title Insurance Company is a regional underwriter operating in Texas, Arizona, New Mexico, and Florida. We began this company in 2012 with an emphasis on serving the interests of the independent title agents and treating them with the integrity and respect they warrant. We strive to become your independent underwriter of choice.

Connecting to First National Title's FirstNet Agent Access to generate closing protection letters and policy numbers and jackets is easier than ever through integration with RamQuest Closing Market. Producing ICSL/CPLs is now accomplished quickly within RamQuest and pulls information already in your system requiring less data input by you. Policy jackets are easily accessed and no longer require transferring between two systems. FNTI is pleased to offer these improved services allowing our agents to focus on using their time more efficiently and building their businesses.

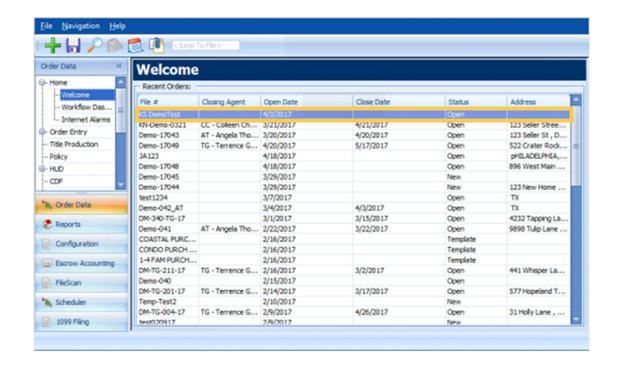


 Access the RamQuest One application.

Note: The Welcome screen will be displayed.

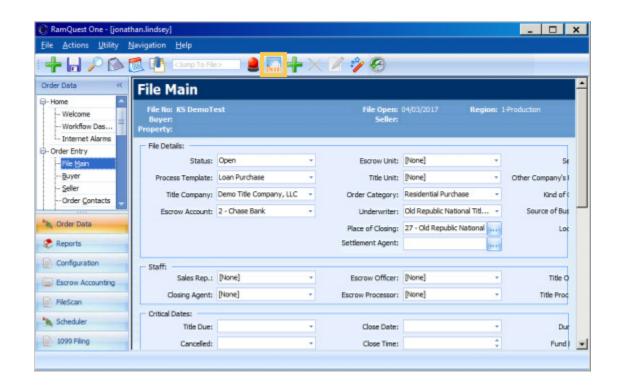
Double-click the applicable order.

Note: The File Main screen will be displayed.





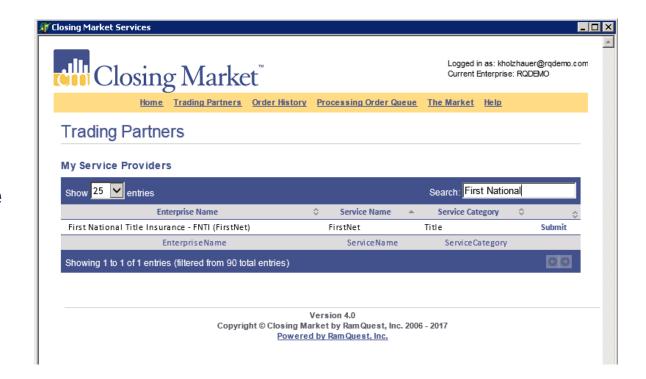
 Click the Closing Market icon.





Note: The Trading Partners screen within the Closing Market window will be displayed.

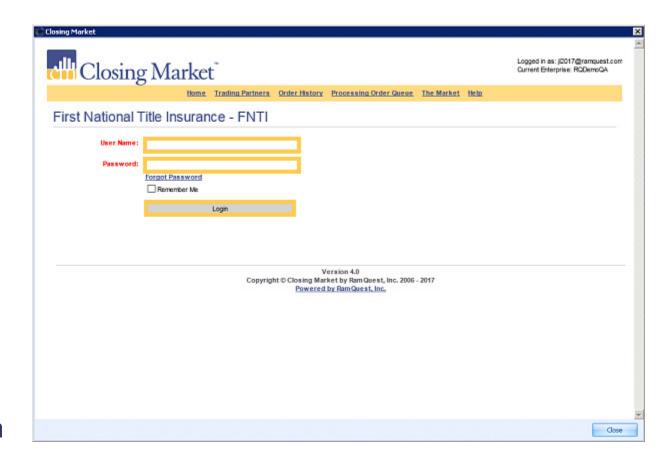
- Enter First
 National into the
 Search field.
- Locate the First National listing.
- Click Submit.





Note: The First National Login screen will be displayed.

- Enter your user name into the User Name,
 Password and click the Login button.
- If you need a
 User Name or
 forgot your
 Password e-mail
 firstnet@fnti.com





Note: The First National integration will be displayed.

 Select the address from the **Property** drop-down menu.

Note: If there is only one property on file, that property will be displayed.

 Select ICSL/CPL from the Product drop-down menu.





 Select the branch office name from the Branch Office Name dropdown menu.

> Note: If there is only one branch office name on file, that branch office name will be displayed.

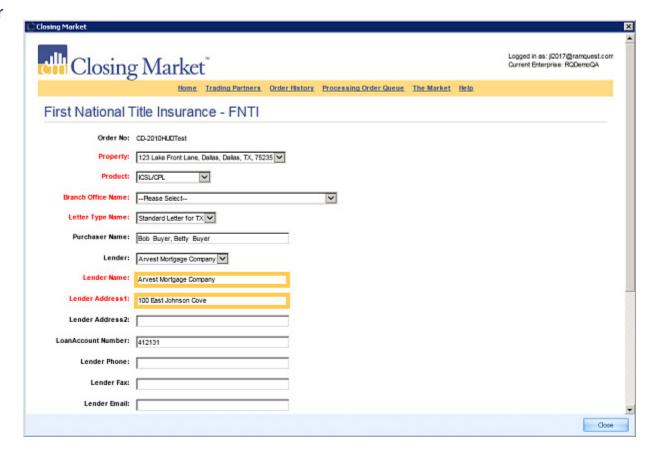
Note: The Letter Type Name field will auto-populate.





Note: The purchaser name(s) and the lender fields are auto-populated.

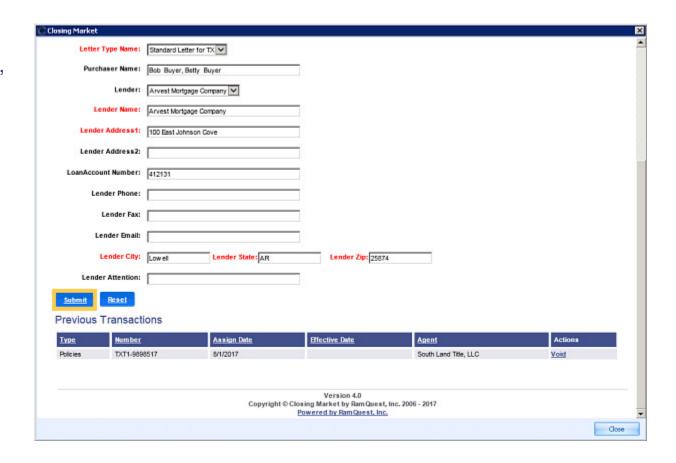
- Select the lender office name from the Lender Name drop-down menu.
- Select the lender address from the Lender Address1 drop-down menu.





Note: The Lender City, Lender State, and Lender Zip fields are autopopulated.

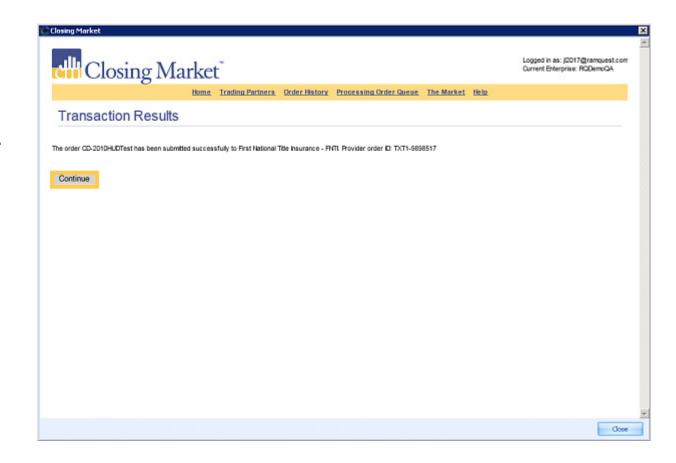
 Click the Submit button.





Note: The Transaction Results screen will be displayed.

Click the
 Continue
 button and
 your letter
 can be found
 in FileScan.





Note: The Previous Transactions screen displays previously submitted transactions.

Note: Click the Modify button to modify ICSL/CPL Letter requests.

Note: Click the Void button to void previously submitted Policy Jacket requests.





Example of the completed ICSL/CPL.



August 02, 2017

Name and Address of Addressee:

Attn: Arvest Mortgage Company 100 East Johnson Cove Lowell, AR 25874

Name of Issuing Agent (hereafter, "Issuing Agent"):

South Land Title, LLC 6021 Fairmont Parkway, Ste. 100 Pasadena, TX 77505

File No: CD-2010HUDTest Loan No: 412131

Purchaser Name: Bob Buyer, Betty Buyer Property Address: 123 Lake Front Lane, Dallas, TX 75235

If you have any questions, please call Keith Holzhauer at 469-304-2616

RE: Insured Closing Service

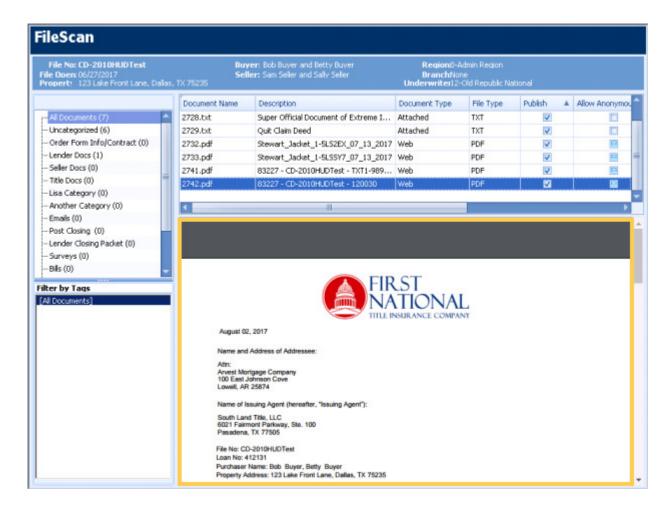
Dear Customer:

First National Title Insurance Company (the "Company") agrees, subject to the Conditions and Exclusions set forth below, to reimburse you for actual loss incurred by you in connection with closings of real estate transactions conducted by the Issuing Agent, provided:

- (A) title insurance of the Company is specified for your protection in connection with the closing:
- (B) you are to be the lender secured by a mortgage (including any other security instrument) of an interest in land, its assignees or a warehouse lender; and
- (C) provided the loss arises out of:
- Failure of the Issuing Agent to comply with your written closing instructions to the extent that they relate to (a) the status of the title to that interest in land or the validity, enforceability and priority of the lien of the mortgage on that interest in land, including the obtaining of documents and the disbursement of funds necessary to establish the status.

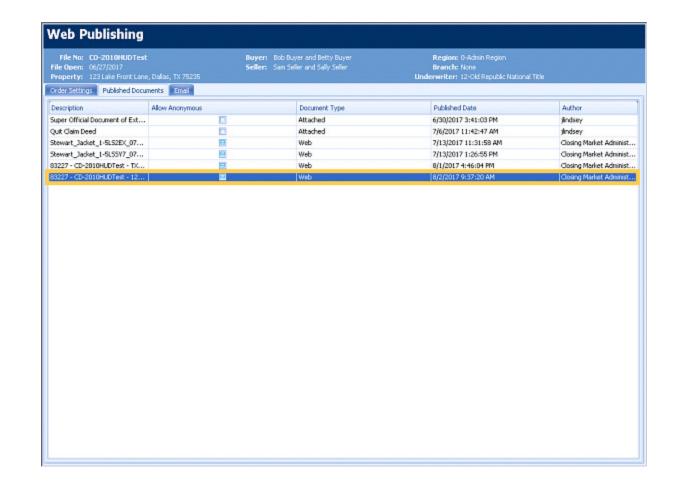


 Example of the completed ICSL/CPL as displayed in FileScan.





 Example of the completed ICSL/CPL as displayed in Web Publishing.





If you need a user name or forgot your password, please e-mail FNTI at firstnet@fnti.com.

If you have any questions about Closing Market, please contact RamQuest Support at 214-291-1616 or email Support at support@ramquest.com