

[Date]

[Buyer Name]

[Buyer Address]

[City, State, Zip Code]

RE: Preliminary Title Report - [Property Address / Escrow Number]

Dear [Buyer Name],

Enclosed please find a copy of the Preliminary Title Report for the property located at [Property Address].

This report is a critical document in your real estate transaction. It provides a detailed summary of the current status of the property's title, including:

- Current ownership information.
- Legal description of the property.
- Existing liens, encumbrances, or judgments against the property.
- Easements, restrictions, and covenants affecting the use of the land.
- Requirements that must be met before a title insurance policy can be issued.

Please review this document carefully. It is important to verify that all information is accurate and to identify any items that may affect your decision to proceed with the purchase.

According to our purchase agreement, you have until [Date/Number of Days] to review this report and submit any written objections regarding the title findings.

If you have questions regarding specific legal exceptions or the technical details of this report, we recommend consulting with a real estate attorney or your title officer.

Sincerely,

[Your Name/Company Name]

[Your Phone Number]

[Your Email Address]