

The Arizona Home Seller's Roadmap.

Ada

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de la lista al cierre.

Selling in Arizona is smoother when you know the order of things. Here's the whole process on one page — and where I make sure your proceeds land right and on time. **Save it. Share it with anyone thinking of selling.**

- 1 Price it & prep.**
Your agent runs the comps and sets the strategy; you get the home show-ready. Price is everything — lean on your agent's data, not a guess.
- 2 List & show.**
It hits the market, buyers tour, and offers come in. Your agent helps you weigh price, terms, and how solid each buyer is.
- 3 Accept & open escrow.**
My side starts here. We open escrow, run title, and order the payoff on your current mortgage so there are no surprises at the end.
- 4 Inspection & negotiation.**
The buyer inspects and appraises. You negotiate repairs or credits with your agent. Keep your paperwork handy — it moves faster.
- 5 Clear to close.**
We clear title, confirm the loan payoff and any liens or HOA dues, and prep your settlement statement so your net is right to the dollar.
- 6 Sign & get paid.**
You sign, the deed records, and your proceeds wire to you. **Confirm your wire details by phone** — never trust a change sent by email.

HAVE READY BEFORE YOU LIST:

Mortgage payoff / lender info · Photo ID · HOA contact (if any) · Forwarding address · Your agent's contact

WHAT YOUR TITLE REP ACTUALLY DOES FOR YOU

I clear the title and the payoffs so your check is right — and on the day you were promised.

Clear Title's escrow team runs the file; I'm your point of contact start to finish — tracking the payoff, flagging anything that could delay funding, and answering your questions in plain English or en español. One person who actually picks up.

Clean closings. Right proceeds. *Cierres limpios.*

Selling soon? **Text Ada — (480) 381-7200** · Aortiz@cleartitleaz.com · [@adaortiz.13](https://www.instagram.com/adaortiz.13) · [adaortiz.com](https://www.adaortiz.com)

TITLE SERVICES THROUGH



Ada Ortiz is a Sales Executive with Clear Title Agency of Arizona, a licensed title insurance agent in the State of Arizona. Educational only; not legal or lending advice.