

## TITLE INSURANCE Legal and Vesting Searches



### ? WHAT IS A LEGAL AND VESTING SEARCH?

CA title search (online in this case) to identify the current ownership and tax status of the property in question. The current assessor's information, property tax details and most recent vesting deed(s) are retrieved and presented to the title examiner for review. The examiner determines which title search team is best suited to complete the full search and assigns the file accordingly.

### ⚙️ THE CHALLENGE

The client is a leading national title underwriter seeking to automate its legal and vesting search process.

- Repetitive, tedious process consumed the time of highly skilled and expensive resources
- Uncontrollable volume fluctuations caused slow turn times and delays in downstream processing of the orders

### 💡 SOLUTIONS

TrueFocus documented the As-is and To-be process workflow and implemented a customized, unattended RPA solution via our Title Hunter® automated search solution.

### 📈 RESULTS

The results empowered the underwriter to reassign its most skilled labor to more complex, productive tasks as well as significantly reducing turn times.

- ✓ Assignment decision time reduced from 8-24 hours to under 1 hour
- ✓ 80% automation achieved
- ✓ 99%+ processing accuracy
- ✓ 17,900 annual labor hours saved
- ✓ 63K orders processed per year

### ABOUT TRUEFOCUS AUTOMATION

We provide custom software "bot" development and Automation as a Service solutions. Our team designs, builds and implements your digital workforce of bots to automate processes across all areas of your title business. Contact us to begin your transition away from manual, tedious, and error-prone processes and redeploy your skilled labor to more engaging tasks while increasing job satisfaction.

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