

OWNER IN POSSESSION AFFIDAVIT

“To be used in connection with issuing of an owner in possession policy”

(State of New York, County of _____) Title No.: _____

**If owner is a corporation fill in office held by deponent and name of corporation*

I reside at No. _____ being duly sworn, says
I am the *
owner in fee simple of premises
and _____ the grantee described in a certain deed of said premises
recorded in the Register’s Office of _____ County in
(Liber)(Record Liber)(Reel) _____ of Conveyances, page

Said premises have been in my/its possession since _____ ;
that my/its possession thereof has been peaceable and undisturbed, and the title thereto has never been disputed, questioned, or rejected nor insurance thereof refused, as far as I know. I know of no facts by reason of which said possession or title might be called in question, or by reason of which any interest therein adverse to me/it might be set up. There are no Federal tax claims or liens assessed or filed against me/it. There are no judgments against me/it unpaid or unsatisfied of record entered in any court of this state, or of the United States, and said premises are, as far as I know, free from all leases, mortgages, taxes, assessments, water charges, sewer rents and other liens and encumbrances, except

Said premises are now occupied by _____

No proceedings in bankruptcy have ever been instituted by or against me/it in any court or before any officer of any state, or of the United States, nor have I/has it at any time made an assignment for the benefit of creditors, nor an assignment, now in effect, of the rents of said premises or any part thereof.

**This paragraph to be omitted if owner is a corporation*

*I am a citizen of the United States, and am more than 18 years old. I am by occupation _____ . I am married to _____ who is over the age of 18 years and is competent to convey or mortgage real estate, I was married to him/her on the _____ day of _____ 19 _____. I have never been married to any other person now living. I have not been known by any other name during the past ten years.

**This paragraph to be omitted if owner is not a corporation*

*That the charter of said corporation is in full force and effect and no proceeding is pending for its dissolution or annulment. That all license and franchise taxes due and payable by said corporation have been paid in full.

There are no actions pending affecting said premises. That no repairs, alterations or _____ improvements have been made to said premises which have not been completed more than four months prior to the date thereof nor have any obligations been incurred which have become or will become liens on the above premises.

There are no facts known to me relating to the title to said premises which have not been set forth in this affidavit.

This affidavit is made to induce _____ Title Insurance Company hereinafter called “The Company” to issue its “Owner in possession” policy of title insurance covering said premises knowing that they will rely on the statements herein made.

Sworn to before me this _____ day of _____, 20 _____. _____

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