

# ***FixTrack***

## **The Release Tracking Program for Old Mortgages and Liens!**

### **HERE'S HOW THE PROGRAM WORKS:**

- How many times have you run into mortgages that arose during the time of a prior owner but were never released?
- Traditional release tracking programs, including our own program, track releases for only those items you have paid off yourself. FixTrack tracks down items you may have had nothing to do with, but need to get resolved.
- FixTrack is based in Connecticut, so you don't need to deal with an out-of-state corporation.
- The fee for the FixTrack service is only \$250 plus the recording fee per residential mortgage; \$295 plus recording fee per commercial mortgage, regardless of the age of the encumbrance. Additional costs may apply for properties located in more than one town. Expedited service available at an additional charge. Of course, we won't be able to get releases for items we discover to be unpaid, but in such cases we will get updated payoff and party information for you and continue to track the release after payment.
- Some items may be impossible to release, even after our diligent efforts, for a number of reasons; for example, parties in interest may no longer be in existence or locatable. In such cases, we will prepare any applicable affidavits of fact for your signature. If we can find no non-judicial remedy at all after a reasonable time, we'll refund the fee!

*"We take you to the end of the line."*

***OnTrack Release Tracking Services***

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