

ABSTRACTING AS PUBLISHED WITH OAB		
TIME PERIOD	Continuation	Supplemental
Coming Soon		
TITLE SERVICES		
Closing Fee (Purchase)	\$150.00	Per Side
Closing Fee (Refinance)	\$250.00	
15 Year Title Search		Coming Soon
Affidavit Preparation	\$100.00	
ALTA Endorsements	\$100.00	Each
Closing Protection Letter	\$100.00	
Courier Fee	\$50.00	
Deed Preparation - Walk In	\$75.00	
Digital Abstract Courier/Handling	\$25.00	
Doc Prep (per side)	\$75.00	
Final Abstracting		Coming Soon
Final Title Exam/Opinion	\$175.00	
Final Title Report		Coming Soon
Judgment/Tax/UCC Report	\$50.00	Per Report
Labor for Research	\$100.00	Per Hour
Overnight Shipping Fee	\$50.00	
Simultaneous Issue of Title Insurance	\$100.00	
Title Exam/Attorney's Opinion	\$350.00	Per Abstract
Title Insurance Binder Fee	\$50.00	
Verbal/Pre-Closing Gap Check		Coming Soon
CertifID Closing Security Fee	\$50.00	
Wire Fee (per incoming/outgoing wire)	\$50.00	
Mobile Home Processing	\$150.00	
Written Gap Check		Coming Soon
<b>21 Important Reasons why you should recommend OWNER'S TITLE INSURANCE</b>		
OWNER'S TITLE INSURANCE will protect the buyer against these hidden risks which would not be disclosed by even the most meticulous search of public records:		
1. Forgery		
2. Fraud in connection with the execution of documents		
3. Undue influence on a grantor or executor		
4. False personation by those purporting to be owners of the property		
5. Incorrect representation of marital status of grantors		
6. Undisclosed or missing heirs		
7. Wills not properly probated		
8. Mistaken interpretation of wills and trusts		
9. Mental incompetence of grantors		
10. Conveyance of a minor		
11. Birth of heirs subsequent to the date of a will		
12. Inadequate surveys		
13. Incorrect legal description		
14. Non-delivery of deeds		
15. Unsatisfied claims not shown on the record		
16. Deeds executed under expired or false powers of attorney		
17. Confusion due to similar or identical names		
18. Errors in official tax records		
19. Incorrect indexing		
20. Clerical errors in recording legal documents		
21. Delivery of deeds after the death of grantor.		

TITLE INSURANCE PREMIUM	
Insured Amount	Rate
\$0-\$40,000.00	\$350.00
\$60,000.00	\$400.00
\$80,000.00	\$475.00
\$100,000.00	\$575.00
\$125,000.00	\$650.00
\$150,000.00	\$750.00
\$175,000.00	\$825.00
\$200,000.00	\$875.00
\$225,000.00	\$950.00
\$250,000.00	\$1,000.00
\$275,000.00	\$1,050.00
\$300,000.00	\$1,100.00
\$325,000.00	\$1,175.00
\$350,000.00	\$1,225.00
\$375,000.00	\$1,275.00
\$400,000.00	\$1,325.00
\$425,000.00	\$1,400.00
\$450,000.00	\$1,450.00
\$475,000.00	\$1,500.00
\$500,000.00	\$1,550.00
\$525,000.00	\$1,625.00
\$550,000.00	\$1,675.00
\$575,000.00	\$1,725.00
\$600,000.00	\$1,775.00
\$625,000.00	\$1,850.00
\$650,000.00	\$1,900.00
\$675,000.00	\$1,950.00
\$700,000.00	\$2,000.00
\$725,000.00	\$2,075.00
\$750,000.00	\$2,125.00
\$775,000.00	\$2,175.00
\$800,000.00	\$2,225.00
For Policies over \$800,000, call SCA TITLE- TAHLEQUAH for a Quote	
Please send new orders to the following-- <a href="mailto:orders@scatitle.com">orders@scatitle.com</a>	

<b>MORTGAGE TAX FEES</b>	
Payable to the County Treasurer	
5 yrs. Or more.....	.10 per 100.00
4 yrs. & less than 5 yrs.....	.08 per 100.00
3 yrs. & less than 4 yrs.....	.06 per 100.00
2 yrs. & less than 3 yrs.....	.04 per 100.00
Less than 2 yrs.....	.02 per 100.00
Mortgage Tax Certification Fee.....	10.00

<b>RECORDING FEES</b>	
Payable to the County Clerk	
Documentary Stamp	\$ .75 per \$500.00
Recording the first page of any document	18.00
Recording each additional page	2.00

\*The Title Insurance Premiums quoted herein are *estimates only*. Title Insurance rates are not regulated by statute in Oklahoma and such may be negotiated. Our TITLE INSURANCE is written thru OLD REPUBLIC TITLE INSURANCE and AMERICAN EAGLE TITLE INSURANCE COMPANY

Last updated 2/17/2026. Please confirm pricing if beyond 12 months of update.

Tahlequah Office  
1052 South Muskogee Ave.  
Tahlequah, OK 74464  
918-525-9055  
[scatitle.com](http://scatitle.com)



MEET THE PEOPLE OF SCA TITLE- SALLISAW		
President/Attorney	Daniel Walker	<a href="mailto:daniel@scatitle.com">daniel@scatitle.com</a>
VP of HR & Accounting	Lisa James	<a href="mailto:lisa@scatitle.com">lisa@scatitle.com</a>
VP of Operations	Travis Pack	<a href="mailto:travis@scatitle.com">travis@scatitle.com</a>
Office Manager/Closer	Rhonda Sams	<a href="mailto:rhonda@scatitle.com">rhonda@scatitle.com</a>
New Orders/Post Closer	Mindy Barnard	<a href="mailto:mindy@scatitle.com">mindy@scatitle.com</a>
Abstractor	Brittany Murphy	<a href="mailto:bmurphy@scatitle.com">bmurphy@scatitle.com</a>
Title Insurance	Julie Oliver	<a href="mailto:julie@scatitle.com">julie@scatitle.com</a>
Title Insurance	Morgan Rogers	<a href="mailto:morgan@scatitle.com">morgan@scatitle.com</a>