To: All WFG Policy Issuing Agents in Illinois, Florida and Texas
From: WFG Underwriting Department
Date: July 12, 2016
Bulletin No. NB 2017-03
Subject: West Holdings & Acquisitions, Warranted Effectuation of Substitution Transferee, Inc.,

All WFG agents and operations are instructed not to accept any orders or close any transactions involving the following persons, entity or property without the written approval of a WFG Underwriter:

- Warranted Effectuation of Substitution Transferee, Inc. (aka W.E.S.T., Inc.),
- West Holdings & Acquisitions,
- West H&A
- Patrick Soria
- Michael C. Jackson
- Ryan Alexander Urquizu

or to accept or close any transactions regarding the properties listed on attached Schedule A.

There are concerns about potential issues related to trustee's/foreclosure deeds, satisfactions and assignments of mortgages or deeds of trusts.

If you have any pending transactions involving any of the above, or if you recently closed any transactions involving them or these properties, please contact your WFG Underwriter.

While we are on this subject, we'd suggest refreshing yourselves on these two bulletins:

Forged Trustees' Deeds, Non-Existent Foreclosures

Naked Satisfactions aren't always Satisfying

NOTE: This Bulletin should not be interpreted as reflecting negatively upon the character of an individual or entity mentioned herein and is for the sole purpose of establishing underwriting positions and policies reflecting WFG National Title Insurance Company's best business judgment. The information contained in this Bulletin is intended solely for the use of employees of WFG National Title Insurance Company, its title insurance agents and approved attorneys. Disclosure to any other person is expressly prohibited unless approved in writing by the WFG National Title Insurance Company's Underwriting Department.

SCHEDULE A

3002 Douglas Creek Lane	Spring, Montgomery County, TX
10722 Prilleman Trails Drive	Houston, Harris County, TX
2332 Hartford Court	Naperville, Will County, IL
2230 NW 93rd Street	Miami, Miami Dade County, FL