

# WFG Underwriting Bulletin



To: All South Carolina Policy Issuing Agents of WFG National Title Insurance Company  
From: WFG Underwriting Department  
Date: May 12, 2017  
Bulletin No: SC 2017-02  
Subject: WFG Underwriting Bulletin Mobile Homes (Alta 7 & 7.1)

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WFG has recently received multiple requests regarding mobile homes and the issuance of an ALTA 7 Endorsement. The attached forms are included in SC Code of Laws § 56-19-500 *et seq.*, which went into effect January 13, 2005. This Bulletin replaces any prior Underwriting Bulletin.

**Requirements to be completed prior to or contemporaneously with the closing being insured:**

1. The owner of the land and mobile home must complete the attached Affidavit for Retirement of Title Certificate in its entirety.
2. The affidavit must be recorded at the Register of Deeds or Clerk of Court's office, as appropriate.
3. In cases where there is a lien holder on the certificate of title, the owner will need to complete the attached Manufactured Home Lien Affidavit and the attorney will need to file the Satisfaction Affidavit. The affidavits must be recorded at the Register of Deeds or Clerk of Court's office, as appropriate.
4. Clocked and stamped copies of the filed affidavits must be submitted to the Division of Motor Vehicles, along with the title certificate for the mobile home, a copy of the most recent paid tax bill on the mobile home, and the fee required by Division of Motor Vehicles.
5. **For ALTA 7.1 only:** a new survey showing the mobile/manufactured home located fully within the property lines is required

If you should have any questions or require further information please call the South Carolina Underwriting Staff in Columbia, at (800) 257-2842 or (803) 799-4747.

**NOTE:** 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.

**The Agent may be held responsible for any loss sustained as a result of the failure to follow the standards set forth above.**