



*Where every closing is a really BIG Deal!*

*Preferred Partner Benefits Package*

# About First Arizona Title Agency

*Our commitment to you is to exceed your expectations in every facet of the closing process and give you the tools you need to grow your business!*

*First Arizona Title is a local, Arizona based, privately owned and operated Title and Escrow Agency. We have proudly served our clients with the valley's highest level of customer service and support since the company's creation in 2002. First Arizona Title employees continuously exceed the expectations of their clients and provide a high level of personalized service.*

*Our staff of highly trained, top performing escrow officers have proven themselves in our industry with many years of experience and thousands of successful closings. First Arizona Title Agency has a strong reputation for constantly making sure all parties of each transaction receive superior service coupled with the highest level of communication possible.*

*We handle all residential and commercial transactions. From complicated short sale closings with multiple liens to simple cash deals; from seller-financed transactions with wraps to complicated 1031 exchanges. All escrows are handled with personal, professional and passionate service. We have YOU covered!*

*We are 100% committed to a partnership with the Real Estate Community and will stand by and support you with top notch title & escrow services and industry changing cutting edge marketing tools/ support. Our goal is to help you be as successful as you can dream!*

*Thank you for choosing First Arizona Title!*

# Arrowhead Office

16155 N. 83rd Ave  
Suite 101  
Peoria, AZ 85382  
623.385.1000



**Kim Stembridge**

**Marisa Carrillo**

**Celeste Curiel**

**Abby Urquizo**

**Vivian Sanchez**

# Meet Your Escrow Officer

## Kim Stemberidge

### Arrowhead Office

16155 N. 83rd Ave #101  
Peoria, AZ 85382

Branch Manager (Branch 25)  
KStemberidge@FirstAZTitle.com  
623.385.1004 - Direct  
623.385.1025 - Fax

Kim Stemberidge has been in escrow since 1982. Her career started in California, and she has been in the Valley since 1992. She began as a receptionist and has worked her way up through the ranks to Branch Manager.

Kim's desire to learn everything she can about all aspects of Escrow and Real Estate, makes her a valuable asset to your team. Her strong customer service skills set her apart from other escrow officers. She is willing to accommodate her customers to get the job done.

# Meet Your Escrow Officer

## Marisa Carrillo

### Arrowhead Office

16155 N. 83rd Ave #101  
Peoria, AZ 85382

Escrow Officer (Branch 25)  
MCarrillo@FirstAZTitle.com  
623.385.1002 - Direct  
623.385.1022 - Fax

Marisa Carrillo's career in escrow began in 1999. She started her career as an Escrow Assistant and has worked her way up to managing a successful unit.

Marisa believes that her hard work and dedication will make her a valuable asset to any Real Estate Team. She is proud of her strong base of repeat and referral clients.

Organization, Communication, and Accuracy are keys to her success.

# Meet Your Marketing Rep

## Vivian Sanchez

Marketing Rep  
VSanchez@FirstAZTitle.com  
602-909-9801 - Direct  
623-385-1027 - Fax

### Serving The West Valley

Vivian has been in escrow since 2004. She spent the first year as an Escrow Assistant and then transitioned into the role of Marketing Rep.

Vivian believes that much of the success she's experienced is due to her ability to develop strong & loyal relationships with her customers. She makes sure they know how important they are to her business. They are never taken for granted and their success is her #1 goal.

Prior to working in the Title & Escrow Industry, Vivian owned and operated a business in which she developed and distributed a Spanish language catalog. She worked closely with her graphic designers to create the look and feel they wanted. Vivian also worked with her research team, testing & analyzing mailing lists, product sales & marketing strategies. This experience enables her to help her customers develop and execute their own marketing projects.



*Cutting Edge Marketing Tools  
Dominate Your Market*



# Buyers Agent Marketing Kit

This complete marketing system will help you market and capture additional buyers!



- ⦿ Put You & Your Properties On Page 1 of Google
- ⦿ Create A Steady Flow of Buyer Leads
- ⦿ Capture Buyers Through Craigslist, Backpage, Etc.
- ⦿ Industry First “SuperFarm Kits” w/Credit Scores
- ⦿ ePropertysites Complete Internet Marketing System
- ⦿ Custom Branded Marketing Pieces
- ⦿ Custom Websites For Buyers New Home
- ⦿ Nationwide Email Marketing For Realtor Referrals
- ⦿ Buyer Tour Guides For Showing Homes
- ⦿ Real Estate Investors Marketing Tools
- ⦿ Customized Buyer Books
- ⦿ New Home Buyer Seminars
- ⦿ Video Marketing Systems
- ⦿ Webinar Marketing Tools

# Listing Agent Marketing Kit

This complete marketing system will help you to sell more homes and get more listings!



- ⦿ ePropertysites Internet Marketing System
- ⦿ Customized Listing Presentation Videos/Flipbooks
- ⦿ Complete Individual Websites for your listings
- ⦿ HD Videos of Your Listings On YouTube
- ⦿ Post Listings To All Social Media Sites & Real Estate Sites
- ⦿ Quickly Post Listings To Craigslist & Capture Buyers
- ⦿ Capture Buyers With Hot Leads Call Capture Signs
- ⦿ Get You & Your Listings On Page 1 of Google
- ⦿ Custom Flyers, Postcards, etc. With QR codes
- ⦿ Industry First “SuperFarm Kits” w/Credit Scores
- ⦿ Listing Books Custom Made For All Your Listings
- ⦿ Customized Seller Books
- ⦿ Distressed Homeowner/Short Sale Seminars
- ⦿ Unmatched Distressed Homeowner Data
- ⦿ Short Sale Management Software/Processing
- ⦿ Video & Webinar Marketing Tools

# Dominate The Internet

## WORLDS BEST REAL ESTATE MARKETING SYSTEM

- \* Capture a constant flow of new buyers
- \* Get your name and your listings on the 1st page of Google
- \* Post your listings to YouTube, Craigslist, Active Rain, Linked In, Facebook, etc in seconds
- \* Professional individual websites for each of your listings broadcasted all over the web
- \* FREE Virtual Tours and unlimited media upload capabilities including video
- \* Nightly syndication of your websites to dozens of top Real Estate websites
- \* Facebook "My Properties" widget so all your friends can see your listings
- \* Custom HTML postings to craigslist with unlimited photos
- \* Customized flip books for phenomenal listing presentations
- \* Personalized websites for buyers new home, announcing their move
- \* Call capture signs & technology with QR codes and texting for info features
- \* Automatic flyer generation with QR codes

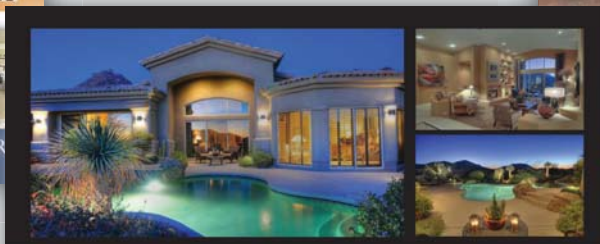
...and much much more!



# Just Listed/Just Sold Postcards

Custom designed to match your own branding!

First Arizona Title will design the postcards, supply all property data, and upload for printing using our corporate discounts! Send these personalized Just Sold/Listed cards, to any select group of homeowners in the valley!



# Property Flyers

Custom Property flyers with QR Codes.  
Impress your sellers with professional flyers.  
Capture more buyers using QR code technology.

*Immaculate Home!*

34745 N Karan Swiss Cir | San Tan Valley, AZ 85143




THIS IS THE ONE MOVE-IN READY LOT OF EXTRAS! Large PRIVATE Backyard! Many Designer Touches! New Custom Paint Scheme Throughout Including Ceilings! Interior Doors! Brand New Carpet and Upgraded Pads Throughout Home! Beautiful 20' Porcelain Tile in Following Areas: KITCHEN, ENTRY WAY, MASTER, SECONDARY, POWDER BATHROOMS, UTILITY ROOM! New Designer LIGHT FIXTURES Located in ENTRY WAY! FORMAL DINING & BREAKFAST NOOK! NEW FANS! Refrigerator, Washer & Dryer Included! Reverse Osmosis Water System! Security System Ready! Formal Living & Dining Room! Huge Family Room! Porch at Front Entry! Freshly Landscaped! Custom Paint in Garage! Gas Heat! 4 Bedrooms\*2 1/2 Baths\*Close To Schools

**\$124,900**

*For Sale*



**Brad H. Wood**  
Cell: (480) 695-4680  
www.scottsdaleopenfor sale.com



*Just Listed!*

4263 N. KATMAI RD # 16 MESA

4 BEDROOM • 4.5 BATHROOM  
BUILT IN 2007 • 4,394 SF

- TUMBLED TRAVERTINE FLOORS
- WOOD CEILING BEAMS IN FAMILY ROOM
- W-STONE ACCENT WALL
- WET BAR AND GAME ROOM
- UPSTAIRS W WOOD FLOORS
- COURTYARD W FIREPLACE
- EXERCISE ROOM IN MASTER BEDROOM
- MASTER BEDROOM BALCONY
- W MOUNTAIN AND CITY LIGHT VIEWS
- BODY SPRAYS IN MASTER BATH
- HIS AND HER CLOSETS
- BANK OWNED




**DARWIN WALL** ProSmart Realty

480.726.2100  
E-FAK: 480.907.1722  
DWALL@DARWINWALL.COM  
WWW.CHANDLERCUSTOMS.NET  
WWW.FACEBOOK.COM/DARWINWALLREALSTATE



*Just Listed!*






18533 W. Caribbean Lane Surprise  
\$214,900

NOT A SHORT SALE OR LENDER OWNED. From the moment you enter this home you will see that it has plenty of space and all the upgrades that you are looking for. New 2010 porcelain tile, luxury carpet, upgraded lights to name a few. The downstairs has a large living area and a den that could be used as a 5th bedroom. The kitchen has new stainless steel appliances with a gas range, large walk-in pantry and plenty of counter-top space. The upstairs includes 4 bedrooms and a guestroom. The master suite has a vaulted ceiling, mountain views and is separate from the other bedrooms. The master bath has dual vanities, a soaking tub and shower. The back yard is great for entertaining, has a large grass area, a play pool with a water feature and a pond.

This home is a 10!

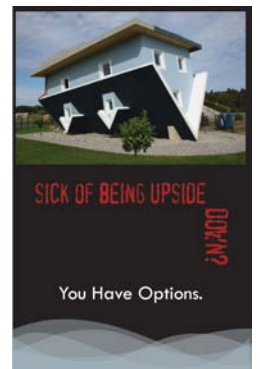


ANDY KOEHE  
AKOETH@CSDS.NET  
602-717-4792

DESERT HERITAGE REAL ESTATE  
3480 N. GYRE AVE #1  
GLENDALE, AZ 85306

# Short Sale Marketing Pieces

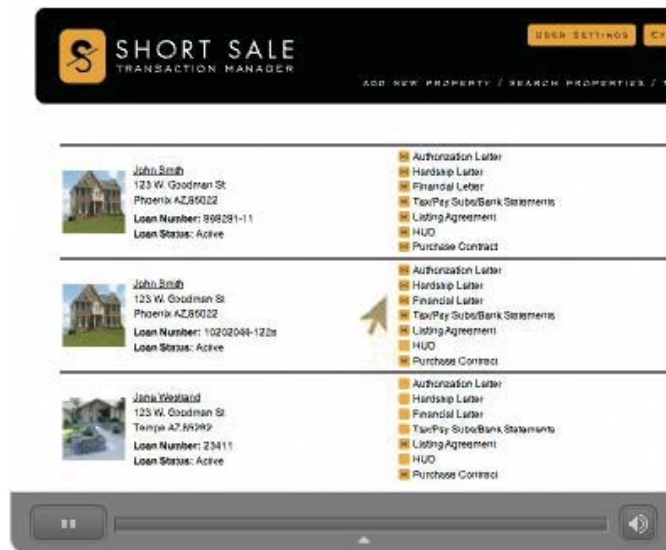
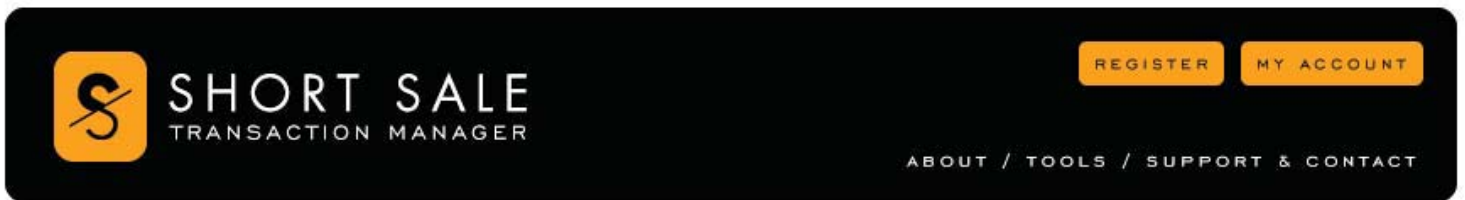
Capture more short sale listings using our customized marketing pieces. Use them in conjunction with our custom list of homeowners that are 30-90 days late on their mortgage, or those that have received a NOD. Send personalized Just Sold/Listed cards to any select group of homeowners in the valley!



# Short Sale Processing

## Transaction Management Software

Having trouble processing your short sale files? Your problems have been solved! Short Sale TM software will help you manage, organize and submit short sales with ease! If you want, we even have Escrow Officers who are willing to do it for you (call for details)! We don't use offsite processors like other title companies. Our Escrow Officers process their files from start to finish which avoids costly communication errors and assures a smooth closing.



# Email Realtors Nationwide



Send out customized flyers to Realtors across the nation to develop new referral partnerships!

Just one more way to generate more income and market your listings!



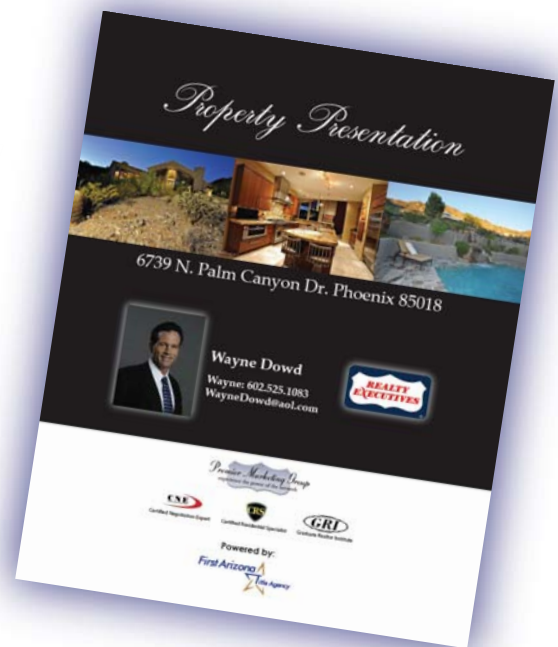
# Customized Buyer & Seller Books

Custom designed to match your own branding!  
First Arizona Title will design custom covers for your own branded Buyer and Seller Books.



# Listing Books

Since its creation, we have continued to make adjustments to this great marketing piece. The comprehensive reports included within this listing book come in a custom 3 ring binder with your own branded cover. Complete with all property information including property flyers with QR codes and personalized property website (upon request), this tool will impress any seller, and help you win every listing presentation. Tabs include: Property Info, Sales Comparables, Local Area Info, School Info, Realtor Info, Real Estate Forms, & CC&R's



# The “Super Farm”

Introducing the “Super Farm”. Unlimited farming data is now available to help you conquer your market! Retrieve property ownership and mortgage data including credit scores for any subdivision in Arizona! Below are some of the lists available for you to utilize and conquer your market!

## Original “Super Farm” Kit

Owners & property info, mortgage data, property value, equity position, and credit scores!

## 30-90 Day Mortgage Lates

Homeowners that are late on their mortgage and have not received an NOD

## Renter Leads with Credit Scores

List of renters who rent sfr's in any zip code that are credit worthy to purchase a home

## Qualified Buyer & Seller Leads

Lists of homeowners that have good credit and a solid equity position

## NOD Lists; Unlisted Properties

Homeowners that have received a notice of default; property will be sold at auction

## Investor & Absentee Owners

AZ property investors and Absentee Owners, with credit scores

# Property Reports

First Arizona Title offers a large variety of specialized reports for you to assist you in your Real Estate career. Here is a list of some of the custom reports we offer to help you beat your competition!



**Buyers Tour** - Custom tour guides for showing properties. Contains map, all property photos, comments page, and mortgage payment options for each property.

**Custom CMA's** - Customized CMA's complete with maps, mls descriptions, and all MLS photos for each property. CMA includes properties that are Sold, Active, Pending, Cancelled, & FSBO's. Professional property value graphs and statistics are generated automatically.

**Property Profiles** - Custom property reports for your listings complete with subject property info, property maps, comps, neighborhood info, and local schools. A scaled down version of our listing book.