



Enjoy a higher level of protection with First American's **EAGLE 9[®]** UCC Insurance Policies.

Our policies insure the proper creation, attachment, perfection, priority, and effectiveness of your security interest.

And, for buyers of personal property we provide insurance protection against undisclosed liens.

As with any insurance contract, there are exceptions, exclusions, and conditions to coverage contained in the policy. Some coverages may not be available in your area, or for your transaction, due to legal, regulatory, or underwriting considerations. Please contact the UCC Division for further information. Depending on the states involved, First American's **EAGLE 9[®]** UCC Insurance Policies are issued through either First American Title Insurance Company and its subsidiaries, or First American Property & Casualty Insurance Company, members of The First American Corporation family of companies.



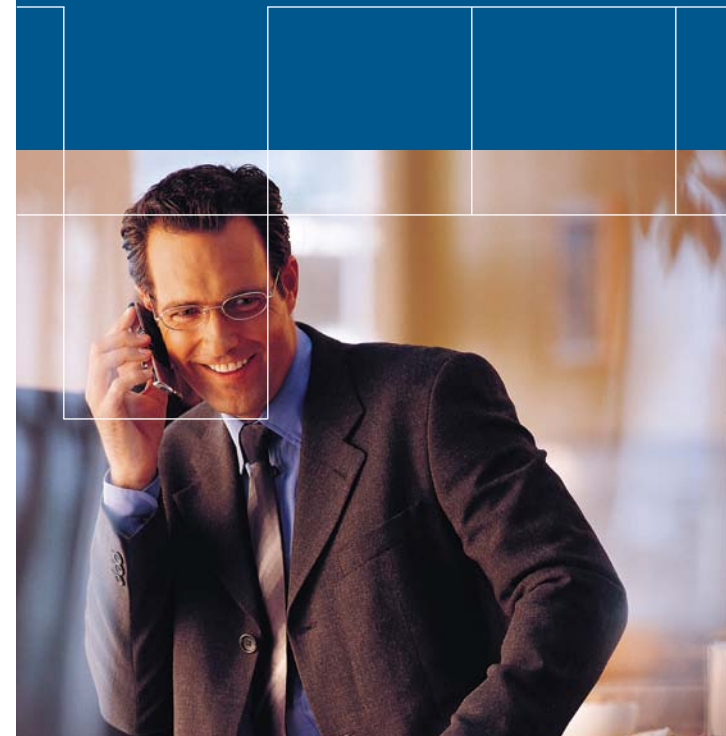
**First American
Title Insurance Company**

UCC DIVISION

5 First American Way, Santa Ana, CA 92707
800.700.1191 ▼ www.firstam.com
www.eagle9.com

EAGLE 9[®] UCC INSURANCE

a higher level of
PROTECTION
for the commercial lender



**First American
Title Insurance Company**

UCC DIVISION

First American's UCC Division

Now you can insure your commercial loans secured by non-real estate collateral with First American's *EAGLE 9[®] UCC Insurance Policies*—**true indemnification** against loss due to attachment, perfection, or priority defects, as well as protection against the costs, legal fees, and expenses needed to defend your security interest priority. The policies cover security interests in inventory, equipment, fixtures, crops, accounts, general intangibles, investment property, or other personal property covered under the Uniform Commercial Code. The policies can also be used in conjunction with First American's real estate, marine vessel, and aircraft title insurance. Our policies for buyers insure the lien status of acquired assets including mergers and acquisitions, UCC foreclosures, acquisition of financial assets, and §363 sales out of bankruptcy.

The unprecedented *EAGLE 9[®] UCC Insurance Program* coverage insures:

- Lien attachment, perfection, and priority
- Against filing office error
- Debtor name issues
- Defense and indemnification
- And complements or replaces the legal opinion

These progressive policies insure commercial loan transactions, including:

- Mixed-collateral loans
- Asset-based loans
- Mezzanine financing
- Loan workouts/foreclosures
- Equipment Leasing
- Factoring
- Existing loan portfolios
- Project finance

Our UCC underwriting officers provide unequaled multijurisdictional compliance with Article 9. As part of our UCC Insurance Program, we provide valuable UCC search, document preparation, filing, and tracking services.



COMPARISON OF THE CLOSING PROCESS

Commercial Real Estate

- 1) Open transaction
- 2) Search Title
- 3) Examination of title documents by title examiner
- 4) Commitment or preliminary report issued listing any exceptions
- 5) Underwriting, negotiation, removal of exceptions, and addition of any endorsements
- 6) Recording of insured's mortgage lien
- 7) Issue title insurance policy

EAGLE 9[®] UCC

- 1) Open order
- 2) UCC search
- 3) Examination and due diligence of search results by UCC underwriting officers
- 4) Commitment issued listing any exceptions
- 5) Underwriting, negotiation, removal of exceptions, and addition of any endorsements
- 6) Filing of UCC Financing Statements by UCC underwriting officers on behalf of insured
- 7) Issue *EAGLE 9[®] UCC Insurance Policy*
- 8) Tracking of Insured's security interest throughout life of loan for purposes of continuation

COMPARISON TO TYPICAL LEGAL OPINION

Coverage	Typical Legal Opinion	<i>Eagle 9[®] UCC Insurance Policy</i>
Negligence standard required	Yes	No
Indemnity protection	No	Yes
Coverage for defense/costs (including attorneys' fees)	No	Yes
Forgery and fraud	No	Yes
Collateral description	No	Yes
Collect states for filing of financing statement	No	Yes
Secretary of State UCC search report accuracy	No	Yes
Priority based on filing of financing statement	No	Yes
Priority based on possession	No	Yes
Priority based on control of securities	No	Yes
Priority of identifiable cash proceeds	No	Yes
Priority over judicial liens	No	Yes



Visit www.eagle9.com or call **800.700.1191** to get a closer look at the remarkable protection of First American's *EAGLE 9[®] UCC Insurance Program*.

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