



PENNSYLVANIA
LAND TITLE
ASSOCIATION

Your Source for Title News in PA!

PLTA eNews

July 2015

Common Ground

Welcome New Members!

JoAnne Patricia D'Onofrio
PCN Network
Company Affiliate

Jennifer Holt
Charles W. Merriam & Son,
Inc. aka The Merriam Agency
Company Affiliate

Timothy M. Anstine, Esq.
CT Land Services Co.
Title Agency: 0-2 Employees

Rebecca R. Hilgers
Cocoa Settlement Services,
LLC
Title Agency: 0-2 Employees

Connie L. Orient
Tucker Arensberg Real Estate
Service Corp.
Title Agency: 3-10 Employees



"Those who deny freedom to others deserve it not for themselves." ~Abraham Lincoln

The PLTA officers and staff wish you a safe and happy Fourth of July.

**Please note: the PLTA office will be closed on Friday, July 3, 2015
in observance of Independence Day.**

Upcoming Seminars

[Deep Dive into the New Closing Disclosure Form](#)
July 7, 2015
Pittsburgh, PA

[Deep Dive into the New Closing Disclosure Form](#)
August 3, 2015
Allentown, PA

[Summer Session - Morning Deeds and Transfers of Title](#)
August 11, 2015
King of Prussia, PA

[Summer Session - Afternoon Taking the Confusion Out of Liens](#)
August 11, 2015
King of Prussia, PA

Upcoming Events

Independence Day Observed
July 3, 2015
PLTA Office - Closed

Mid-Year Meeting
January 14, 2016
Crowne Plaza Valley Forge

PLTA Office Renovations

The PLTA office will be undergoing a facelift the week of July 6, 2015. New carpet, paint, kitchen flooring, insulation, and some other upgrades will be completed. All meetings for this week will be by conference call. If you have any questions please call the office at 610-265-5980.

Education Committee News

Our **Curriculum** committee has now planned an informative and exciting set of seminars for September through December 2015. More to come! Our **Self-Study Programming** committee is working hard to update the **Guidelines** course which is designed to help for those taking the State licensing examination for title agents. Next meeting July 15th. If you are interested in joining this committee, please contact Committee Chairperson [Len Shatz](#) or [Robin Kelsch](#) at the PLTA office.

Legislative & Judicial Committee Update: MERS Case Argued in the Third Circuit Court of Appeals Before a 3 Judge Panel

On June 25th oral agreement was held in the case of Montgomery County, Pennsylvania, Recorder of Deeds, by and through Nancy J Becker, in her official capacity as the Recorder of Deeds of Montgomery County, Penna. vs. Merscorp, Inc and Mortgagee Electronic Registration System, Inc. This case was filed in Federal Court in 2011 and the District Court judge had ruled in favor of the plaintiff and against MERS on many issues. An appeal was allowed and was taken by MERS to the Third Circuit Court of Appeals. Your Pennsylvania Land Title Association filed an Amicus brief supporting the MERS position in the case. The lower court ruled that assignments of mortgage must in all cases be recorded in the Recorder of Deeds Office in the given county and that all transfers of the note which represents the debt underlying the given mortgage also were assignments of the mortgage and therefore need to be recorded as well. The lower court judge also ruled that the plaintiff had standing to bring the case in spite of the fact that the plaintiff is not a party to any of documents which are at issue in this case. The panel asked a number of questions that dealt with duty to record all documents which are created and can be recorded in the Recorder of Deeds office and why that should be required when there is clear case law in Pennsylvania which holds that documents such and deeds and mortgages are valid between the parties even if they are not recorded in the public records. We will advise of the result when the Court renders its decision in this case.

PA Insurance Department New Exam & Education Services Vendor

Effective July 1, 2015, PSI Services LLC (PSI) will begin administration of the licensing exam services, pre-licensing and continuing education services for the PA insurance Department. PSI exam registration service will be available beginning June 1, 2015 either through their website, <https://candidate.psiexams.com> or by calling 1-800-733-9267. Applicants will be able to schedule their examinations for test dates on or after July 1, 2015.

King of Prussia, PA

PLTA/PLTI Staff Can Help!

Questions about your membership?
Looking for courses?
Interested in joining a committee?

Give us a call! 610-265-5980

[Robin Kelsh](#) - Executive Director

[Kim Kostusiak](#) - Administrator

[Diane Laskowski](#) - Administrator

PSI Online - Pennsylvania Insurance Department TEMPORARY Fingerprint Instructions

We have been notified by PSI Online, the new vendor for the PA Insurance Department, of the interim process for fingerprinting in Pennsylvania to prevent any delay in the licensing services. [Download the temporary procedure](#). On or before August 1, 2015, all applicants for licensure in Pennsylvania will be able to be fingerprinted at PSI Services LLC test centers. PSI fingerprinting processing will be published on their website no later than July 15, 2015.

In Memorium

It is with great sadness that we announce the passing of two PLTA members:

Mr. James Nolan of Tohickon Abstract Company passed away on June 21, 2015. Funeral services will be held Wednesday, July 15, at Covenant Church, 4000 Route 202, Doylestown. His family will receive condolences at the church starting at 1:30 p.m., and a celebration of life will held at 3 p.m. For more information please visit www.philly.com.

Mr. Edward Rose at Land Services USA passed away on June 26, 2015. Services were held on Thursday, July 2, 2015 at the Shelly Funeral Home in Warrington PA. For more information please visit www.obitsforlife.com.

NYSLTA 2015 Annual Conference at Skytop Lodge

NYSLTA has graciously offered a 10% discount off the non-member rate to PLTA members to attend their 2015 Annual Meeting from Sunday, August 16 through Wednesday, August 19, 2015 at Skytop Lodge in Skytop, PA. The discount does not apply to Exhibitors, Spouses/Guests, activities or golf fees. To register go to the [NYSLTA website and register online](#). Enter Promo Code **PANY** to receive the 10% discounted rate off the non-member rate. Room reservations must be made directly with the hotel and the discount does not apply. The NYSLTA rate is \$179.00 per night (pre-tax). Please identify yourself as part of NYS Land Title Association conference. Call 570-595-7401 or 855-345-7759 to make your reservations. IMPORTANT - The room block will be released on August 1 so please be sure to secure a reservation right away.

Pennsylvania Land Title Association 2015-2016 Officers

PLTA President - John T. Croke, CLTP

PLTA Vice President - Brian Zulli, Esq.

PLTA Treasurer - Frank McGovern, Esq. CLTP

PLTA Secretary - Danielle L. Chamberlain, CLTP

PLTA Immediate Past President - Kris Burns, CLTP

Central Chapter - Lisa Peters, CLTP

Lehigh Valley Chapter - Kathie Vresics

Northeastern Chapter - Barb Mikielski

South Central Chapter - Nanci Reese, CLTP

South Eastern Chapter - Diana T. Sabol, CLTP

Western Chapter - Deb Chipman Reimer, CLTP