

# OKLAHOMA ABSTRACTORS BOARD

## ABSTRACT FEE SCHEDULE – TIME BASED FILING

\*\*\* The Oklahoma Abstractors Board shall notify the applicant in writing of any action taken with regard to the requested fees within 60 days of submission. If no notice is provided regarding the submitted fees, they will be deemed to become effective on the 61<sup>st</sup> day following the day the application was submitted to the Board. Title 1 provides that all abstracting charges shall be separately stated and shall not be combined with title insurance, closing fees or examination charges on all invoices, statements, settlement statements and consumer estimates. If your company does not offer the particular product, type "N/A" in the appropriate area. Only type written schedules will be accepted.

### Check Appropriate Filing:

- Annual Filing- No Change     
  Annual Filing-Amended Fees     
  Special Filing-Amended Fees

ABSTRACT COMPANY: Smith Brothers Abstract & Title Co., LLC COUNTY Beaver  
 ADDRESS: 108 Douglas Ave. CITY: Beaver ZIP: 73932-0928  
 PHONE: 580-625-4423 FAX: \_\_\_\_\_ E-MAIL ADDRESS: rachel.gilbo@smithbrothersabstract.com  
 CONTACT PERSON: Rachel Gilbo REQUESTED EFFECTIVE DATE: \_\_\_\_\_  
 (please allow 60 days to process)

***This area to be used by the OAB Office:***

Date Received by OAB: 2-21-24 Reviewed by: Ent. Cam  
 Executive Director Initials: WJS Effective Date: 2-21-24

### TIME-BASED FILING

APPROVED

FEB 20 2024

OKLAHOMA ABSTRACTORS BOARD  
EXECUTIVE DIRECTOR

Board Approval Stamp

### I. UNIFORM ABSTRACT CERTIFICATION

A. SURFACE ABSTRACT CERTIFICATION - CONTINUATION						
Time Period:	ALL					
Platted Cost:	\$550.00					
Unplatted Cost:	\$550.00*					

  

B. SURFACE ABSTRACT CERTIFICATION - SUPPLEMENTAL						
Time Period:	ALL					
Platted Cost:	\$550.00					
Unplatted Cost:	\$550.00*					

  

C. SURFACE ABSTRACT CERTIFICATION – FROM SOVEREIGNTY						
Time Period:						
Platted Cost:	\$850.00					
Unplatted Cost:	\$1,000.00*					

  

D. SURFACE ABSTRACT - RECERTIFICATION						
Platted Cost:	\$850.00					

OAB – 016  
Effective Date: February 1, 2023

\*Includes up to 640 acres. More than 640 acres is \$.30/acres additional.

Unplatted Cost:	\$1000			
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**II. MULTIPLE ABSTRACTS – NEW SUBDIVISION/NEW CONSTRUCTION**

Uniform Abstract Certificate:

# 1st abstracts:	\$1,000.00 (To Create Base)	# _____ abstracts:	_____
# 2nd+ abstracts:	\$150.00 each**	# _____ or more abstracts:	_____

Conditions/Restrictions: \*\*\$150 is one time only. If abstract has to be replaced, new build price is charged.

**III. MINERAL ABSTRACT CERTIFICATION**

Uniform Abstract Certificate:	\$1,000.00
Charge per page:	\$5.00
Other fee:	_____
Conditions/Restrictions:	_____

**IV. FINAL CERTIFICATION ISSUANCE FOR TITLE INSURANCE**

Abstract Extension or Supplemental (180 days or less):	Residential	\$200.00
	Commercial	\$300.00
Final Title Report for Issuance of Title Insurance:	Residential	\$150.00
	Commercial	\$250.00

**V. MULTIPLE TRACTS**

Additional Fee for more than one tract within \_\_\_\_\_

an abstract - \$150.00 per tract \_\_\_\_\_

**RATES LISTED BELOW ARE NOT REGULATED BY THE OAB**  
For Informational Purposes Only

- |   |                           |                                 |                              |
|---|---------------------------|---------------------------------|------------------------------|
| A. Uniform Commercial Code Certificate:       | \$30.00                   | F. Federal Court Certificate:   | \$80.00                      |
| Number of names checked:                      | 4                         | Number of names checked:        | All with same last name      |
| Price for each additional name:               | \$5.00                    | Price for each additional name: | \$80.00                      |
|   |                           | Federal District Searched:      | ALL                          |
| B. Unmatured Special Assessments Certificate: | N/A                       |                                 |                              |
| C. Special Certificate:                       |                           | G. Other Special Certificates:  |                              |
| Buyer Name Certificate:                       | \$25.00                   | Special Certificate:            | \$100.00                     |
| Number of names checked:                      | All within same last name | (Specify):                      | Special Abstract Certificate |
| Price for each additional name:               | \$25.00                   | Conditions/Restrictions:        | Show specific documents      |
|   |                           | Additional pages:               | \$5.00                       |
| D. Special Certificate:                       |                           | Special Certificate:            | _____                        |
| Judgments and Liens:                          | \$50.00                   | (Specify):                      | _____                        |
| Number of names checked:                      | All with same last name   | Conditions/Restrictions:        | _____                        |
| Price for each additional name:               | \$50.00                   | Additional pages:               | _____                        |
| Additional pages:                             | N/A                       |                                 |                              |
|   |                           | H. Pre Closing Gap Check:       | _____                        |
| E. Special Court Transcript Certificate:      | \$100.00                  |                                 |                              |
| Additional pages:                             | \$1.00                    |                                 |                              |

## NATURAL DISASTER EXCEPTION

We will charge only \$200.00 for preliminary abstracting and \$100.00 for final abstracting for any homeowner who sustains a material loss or damage to their home by reason of any natural disaster, including, but not limited to tornadoes, wild fires, or flooding or creeks or rivers that overflow their banks because of rain. This execution will pertain only to owner occupied homes at the time of loss or damage.

For each exception, the abstractor shall reasonably determine by itself or from Independent sources that the home and/or other improvements located on the real property have been materially or totally damaged by such natural disaster to such an extent that it causes the property owner(s) to seek mortgage financing to repair or replace the damage and that the abstracting was ordered by the owner's lender for such purpose or that the owner(s) has elected to sell the real property to a third party pursuant to a signed Real Estate Purchase Agreement. This shall be documented by an affidavit under oath by the property owner(s) and supported by either (a) a current updated photo depicting the loss or damage to the property, or (b) a document from the owner(s) insurance company reflecting the loss.

Smith Brothers Abstract, LLC