



REAL ESTATE FRAUD PREVENTION CHECKLIST

Protect Yourself. Protect Your Transaction.

Fraudsters are using public records and technology to target real estate transactions. Use this checklist to help protect yourself, your clients, and your money.



8 STEPS TO HELP STOP FRAUD BEFORE IT STOPS YOU



☐ 1. **VERIFY EVERY PAYMENT REQUEST BY PHONE.**

If you receive an invoice or wiring instructions, call the city, county, title company, or other party using a verified phone number from their official website or a number you already trust.



☐ 5. **ALERT YOUR TEAM.**

If your office handles permitting, zoning, or development, make sure everyone knows this scam exists. One informed colleague can prevent a costly mistake.



☐ 2. **INSPECT THE SENDER'S EMAIL DOMAIN.**

Fraudsters use look-alike domains that are hard to spot (e.g., usa.com vs. Ousa.com or @gmail.com). When in doubt, don't reply—call the sender using a known number, not the number in the email.



☐ 6. **BE EXTRA SKEPTICAL WITH VACANT OR ABSENTEE-OWNED PROPERTIES.**

These are prime targets for fraud because thieves know they are less likely to be questioned.



☐ 3. **TREAT URGENCY AS A RED FLAG.**

Scammers create pressure to make you act fast. Legitimate professionals won't threaten immediate consequences or rush you into a decision.



☐ 7. **WATCH FOR LAST-MINUTE CHANGES.**

Changes to wiring instructions, title companies, notaries, or closing details at the last minute are a common tactic used by fraudsters.



☐ 4. **NEVER PAY VIA WIRE TRANSFER, PEER-TO-PEER APPS, OR CRYPTOCURRENCY.**

Real government offices and legitimate businesses do not request payments this way. Use escrow, checks, or other verified methods.



☐ 8. **IF SOMETHING FEELS OFF, ESCALATE EARLY.**

Trust your instincts. Pause the transaction and bring your concerns to your Realtor®, title professional, lender, or attorney immediately.



THE BOTTOM LINE:

Fraudsters rely on routine and rushed decisions. Independent verification and clear communication are your best defenses. A few extra minutes today can prevent a financial and emotional loss tomorrow.



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LET'S KEEP
REAL ESTATE
TRANSACTIONS
SAFE AND SECURE.

Questions? I'm here to help.