

Preparing for YOUR MOVE

2-4 WEEKS BEFORE:

- **SORT.** Decide what to keep, what to sell/give away and what to donate
- **MOVE ARRANGEMENTS.** Contract with movers/truck rental company
- **INVENTORY.** Take photos and create an inventory list

WEEK OF MOVE:

- **CHANGE OF ADDRESS.** Notify the post office (usps.gov) and update your address with providers, creditors, and subscriptions
- **LICENSING.** Get license, vehicle registrations and insurance in order
- **BANKING.** Update your address with you bank and investment accounts
- **PACK.** Label each box with the room where it should be delivered

MOVING DAY:

- **OLD HOME.** Meet movers/pick up the truck as early as possible
- **WALK-THROUGH.** Check closets, cupboards, attic, and basement for left behind items
- **ONSITE.** Be available to answer questions and give instructions
- **UTILITIES.** Confirm that the utilities have been turned on

PACKING TIPS

ESSENTIAL PACKING MATERIALS:

- furniture pads
- handtruck or dolly
- packing tape
- bubble wrap
- newspapers or packing paper
- scissors
- utility knife
- labels
- felt-tip markers
- cornstarch packing "peanuts"
- plenty of boxes

HANDY ITEMS:

- scissors
- utility knife
- coffee cups
- teakettle
- trash bags
- water/beverages
- snacks
- pencil & paper
- soap
- bath towels
- shelf liner
- paper plates
- paper towels
- toilet paper
- toys/books

Pack a "first day" box with these items that you will need right away



The final days

BEFORE CLOSING

When you hit the home stretch, I'll be coordinating all of the details so that you know what to expect. Here's an overview of the process. Timing varies depending on the lender and loan program, if any.

LENDER UNDERWRITING APPROVAL.

If obtaining a loan, the lender will issue a final approval on your loan and prepare loan documents for signing.

FINAL WALK-THROUGH. You typically have the right to conduct a final walk-through to verify the condition of your home.

PREPARATION OF CLOSING

DOCUMENTS. Loan documents are sent to escrow where the escrow officer will prepare the closing papers and contact you and the seller to coordinate signing in front of a notary.

YOUR SIGNING APPOINTMENT. You'll sign your closing papers 4-6 days prior to the closing of your sale and arrange to wire or bring a cashier's check for the amount due at closing.

SET-UP/TRANSFER UTILITIES. This is a good time to coordinate installs and set-up utilities in your name.

FINAL REVIEW OF DOCUMENTS.

The lender and title company receive the signed documents and review them for accuracy and completeness.

RELEASE TO RECORD. Once documents are approved by the lender and title, the deed is released to record at the county recorders office.

RECORDING NUMBERS RECEIVED.

The courier will email recording numbers to escrow as soon as the deed is recorded.

CLOSING. Closing occurs when the deed is recorded and the seller's proceeds are made available to the seller.

POSSESSION. Contractually at 9 pm on the closing date, although seller's often deliver keys once closing has occurred.