

Thank you for your interest in the Ocean County Clerk's Office **Property Alert Service**.

This service is the first step in protecting your property. Unfortunately, property and mortgage fraud is a fast growing crime in our country. Scammers record fraudulent documents - like fake deeds - or record fake liens - against property owners. In some cases, fraud on real property is not discovered for years. To address these concerns, and protect one of your most important assets, our office offers this **FREE** service to notify you immediately via email whenever a document with your property's lot and block or business name is recorded in the County Clerk's Office.

Please sign up today and protect your property from fraud. It's quick, easy and free. Simply follow the steps at oceancountyclerk.com and you will automatically be notified electronically when a document is recorded with your property's lot and block or business name.

FREQUENTLY ASKED QUESTIONS

- 1 What is the purpose of the Property Alert Service?**
The Property Alert Service is a way for property owners or other interested parties to receive alert messages by email when a document that affects a specific property is recorded by the Clerk's Office. The service matches data (municipality, block number, and lot number) in legal descriptions on recorded documents with requests made by subscribers.
- 2 Can more than one person register the same property or party name?**
Yes. There is no limit to the number of subscribers for a particular property legal description or party name.
- 3 Why should I register for this service?**
This service is for individuals who want to know if fraudulent activity will occur under their name or on property located in Ocean County. You may also wish to register the name or legal descriptions for property of elderly loved ones to help protect them from scams.
- 4 Does the property need to be occupied in order to receive an alert?**
No. The property alert service is for any type of land owned in Ocean County, whether occupied or vacant.
- 5 What recorded documents are included for the alert notification?**
Any document with a legal description pertaining to real property is included.
- 6 Why can't you stop the fraudulent document from being recorded?**
As long as a document meets statutory recording guidelines, New Jersey law requires the Clerk's Office to record the document. Recordings cannot be refused unless guidelines are not met.
- 7 What do I do if the document recorded is fraudulent?**
If you find a document recorded against your name or property is fraudulent you should contact your attorney or law enforcement officials.

Ocean County Clerk's Office



• **Protect Your Property Records**

• **Receive email alerts when documents are filed related to your property**

• **Register online for FREE!**

www.oceancountyclerk.com

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