

MOBILE HOMES (MH)

AT A GLANCE

PARK LOTS

"Personal Property"

vs.

LAND

"Realty"

MH owner is paying park lot rent

Land is deeded to owner and is insurable

Physical paper title to MH will exist

Does physical paper title to MH exist?

Need a notary public to transfer title

YES

NO

Land can transfer by deed/MH
can transfer by notary
"personal property"
OR
Need evidence the MH title
has been retired/cancelled
with PA to become realty

Need evidence the MH title
exists or was retired/cancelled
with PA "realty" (M-STOP)
OR
Need evidence of title owner.
Duplicate title will be needed
and then retired/cancelled.

*This is meant to be a guide only when listing/selling a mobile home.
Every transaction will be different.
Contact a Select Settlement title agent for more information.

**SELECT
SETTLEMENT**

Tip: Obtaining the VIN# is the fastest way of determining the status of the MH title.