

**INVEST CLEAN MEASURE 1- CHARGING
INFRASTRUCTURE DEPLOYMENT INCENTIVE
PROGRAM APPLICATION:**

**SAN BERNARDINO COUNTY FLEET
MANAGEMENT**

**FLEET EV AND SOLAR CHARGING
INFRASTRUCTURE PROJECT**

APPLICANT INFORMATION



South Coast Air Quality Management District
Charging Infrastructure

Application Number: 97
www.aqmd.gov

Applicant Information

Legal Name of Organization	County of San Bernardino, Fleet Management Department	Primary Business Operations*	Distribution
Street Address	210 N Lena Rd	City	Rancho Cucamonga
State	CA	Zip	92415
County	San Bernardino	Mailing Address the same as Organization Address.	Yes
Mailing Address	11829 Lucca Dr	City	Rancho Cucamonga
State	CA	Zip	91701
County	San Bernardino	First Name	Melanie
Last Name	Eustice	Email Address	melanie.eustice@fltm.sbcounty.gov
Phone Number	(949) 632-1032	Is Primary Contact the same as the person authorized to sign application and execute grant agreement?	Yes
First Name	Melanie	Last Name	Eustice
Email Address	melanie.eustice@fltm.sbcounty.gov	Phone Number	(949) 632-1032

PROJECT - SAN BERNARDINO COUNTY FLEET CHARGING AT 210 N. LENA ROAD

Project - San Bernardino County Fleet Charging at 210 N. Lena Road			
Project Identifier	San Bernardino County Fleet Charging at 210 N. Lena Road	Proposed Project Life	10

INFRASTRUCTURE PROJECT LOCATION

Infrastructure Project Location			
Street Address	210 N Lena	City	San Bernardino
State	CA	Zip Code	92415
County	San Bernardino	Is the land for the Infrastructure project owned or leased?	Owned

LAND TITLE

PRELIMINARY REPORT



4400 MacArthur Blvd, Suite 800
Newport Beach, CA 92660

Prelim Number:

932503531

Issuing Policies of **Commonwealth Land Title Insurance Company**

Order No.: 932503531

TO:
San Bernardino County/Real Estate Services
Department
385 N. Arrowhead Avenue, 3rd Floor
San Bernardino, CA 92415

Attn: Tracye Sinclair
Ref No.:

Title Officer.: David Noble
Email: David.Noble@fnf.com
Phone No.: 17142893379
Fax No.: 714-289-7111

Escrow Officer:
Email:

Phone No.:
Fax No.:

Loan No.:

Property: 210 North Lena Road, San Bernardino, CA 92408

In response to the application for a policy of title insurance referenced herein, **Commonwealth Land Title Company** hereby reports that it is prepared to issue, or cause to be issued, as of the date hereof, a policy or policies of title insurance describing the land and the estate or interest therein hereinafter set forth, insuring against loss which may be sustained by reason of any defect, lien or encumbrance not shown or referred to as an exception herein or not excluded from coverage pursuant to the printed Schedules, Conditions and Stipulations or Conditions of said policy forms.

The printed Exceptions and Exclusions from the coverage and Limitations on Covered Risks of said policy or policies are set forth in Attachment One. The policy to be issued may contain an arbitration clause. When the Amount of Insurance is less than that set forth in the arbitration clause, all arbitrable matters shall be arbitrated at the option of either the Company or the Insured as the exclusive remedy of the parties. Limitations on Covered Risks applicable to the CLTA and ALTA Homeowner's Policies of Title Insurance which establish a Deductible Amount and a Maximum Dollar Limit of Liability for certain coverages are also set forth in Attachment One. Copies of the policy forms should be read. They are available from the office which issued this report.

This report (and any supplements or amendments hereto) is issued solely for the purpose of facilitating the issuance of a policy of title insurance and no liability is assumed hereby. If it is desired that liability be assumed prior to the issuance of a policy of title insurance, a Binder or Commitment should be requested.

The policy(ies) of title insurance to be issued hereunder will be policy(ies) of Commonwealth Land Title Insurance Company, a Florida corporation.

Please read the exceptions shown or referred to herein and the exceptions and exclusions set forth in Attachment One of this report carefully. The exceptions and exclusions are meant to provide you with notice of matters which are not covered under the terms of the title insurance policy and should be carefully considered.

It is important to note that this preliminary report is not a written representation as to the condition of title and may not list all liens, defects and encumbrances affecting title to the land.

Countersigned By:



Authorized Officer or Agent
Ron Howarth

Effective date: May 19, 2025 at 07:30 AM

The form of Policy or Policies of Title Insurance contemplated by this Report is:

ALTA Owner's Policy 2021

1. The estate or interest in the Land hereinafter described or referred to covered by this Report is:

A FEE

2. Title to said estate or interest at the date hereof is [vested in:](#)

COUNTY OF SAN BERNARDINO, a body corporate and politic

3. The Land referred to in this Report is described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

EXHIBIT A
Legal Description

For [APN/Parcel ID\(s\): 0135-321-12-0-000](#) and [0135-321-13-0-000](#)

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF SAN BERNARDINO, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA AND IS DESCRIBED AS FOLLOWS:

ALL OF THE PORTION OF LOTS 25, 24 AND THE EAST ONE HALF OF LOT 23, BLOCK 43, RANCHO SAN BERNARDINO, SITUATED IN THE CITY OF SAN BERNARDINO, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, PLAT OF WHICH IS RECORDED IN [BOOK 7, PAGE 2](#) IN THE RECORDER'S OFFICE OF SAID COUNTY; AND ALSO ALL OF THAT PORTION OF THIRD STREET AS SHOWN ON SAID PLAT LYING NORTH OF AND ABUTTING THE SAID EAST ONE HALF OF LOT 23, (SAID THIRD STREET HAVING BEEN VACATED BY ACTION OF THE BOARD OF SUPERVISORS OF SAID COUNTY ON SEPTEMBER 8, 1902), AS IS INCLUDED WITHIN A STRIP OF LAND 82 1/2 FEET IN WIDTH, BEING 41.25 FEET IN WIDTH ON EACH SIDE OF A LINE BEGINNING AT A POINT ON THE EAST LINE OF SAID LOT 25 AND 60 FEET SOUTH OF THE NORTHEAST CORNER THEREOF; THENCE RUNNING WEST AND PARALLEL TO THE NORTH LINE OF SAID LOTS 25, 24 AND 23 TO A POINT 206.56 FEET WEST OF THE EAST LINE OF SAID LOT 23, THENCE ON A CURVE TO THE RIGHT WHOSE RADIUS IS 1146 FEET, A DISTANCE OF 202 FEET, MORE OR LESS, TO A POINT ON THE WEST LINE OF THE AFORESAID EAST ONE HALF OF LOT 23, WHICH POINT IS 40 FEET, MORE OR LESS, SOUTH OF THE NORTHWEST CORNER OF THE AFORESAID EAST ONE HALF OF LOT 23, BLOCK 45, OF SAID RANCHO SAN BERNARDINO.

EXCEPT THEREFROM THAT PORTION CONVEYED TO SAN BERNARDINO COUNTY FLOOD CONTROL DISTRICT, A BODY POLITIC AND CORPORATE BY THAT CERTAIN DOCUMENT RECORDED NOVEMBER 27, 1959 IN [BOOK 4993, PAGE 406, OF OFFICIAL RECORDS](#) OF SAN BERNARDINO COUNTY.

[APN: 0135-321-12-0-000](#) AND [APN: 0135-321-13-0-000](#)

EXCEPTIONS

At the date hereof, items to be considered and exceptions to coverage in addition to the printed exceptions and exclusions in said policy form would be as follows:

Section A:

The following exceptions will appear in policies when providing standard coverage as outlined below:

1. (a) Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the Public Records.
2. Any facts, rights, interests or claims that are not shown by the Public Records but that could be ascertained by an inspection of the Land or that may be asserted by persons in possession of the Land.
3. Easements, liens or encumbrances, or claims thereof, not shown by the Public Records.
4. Any encroachment, encumbrance, violation, variation or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land and not shown by the Public Records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b) or (c) are shown by the Public Records.
6. Any lien or right to a lien for services, labor or material not shown by the Public Records.

Section B:

A. Property taxes, which are a lien not yet due and payable, including any assessments collected with taxes to be levied for the fiscal year 2025-2026.

B. There were no taxes levied for the fiscal year 2024-2025 as the property was vested in a public entity.

1. Water rights, claims or title to water, whether or not disclosed by the public records.
2. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

Purpose: Ditch
Recording No: [Book 36, Page 190](#), of Deeds
Affects: A portion of said land as described therein

The exact location and extent of said easement is not disclosed of record.

3. Easement(s) for the purpose(s) shown below and rights incidental thereto as set forth in a document:

Purpose: Flumes and ditches
Recording No: [Book 251, Page 112](#), of Deeds
Affects: A portion of said land as described therein

The exact location and extent of said easement is not disclosed of record.

4. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Southern California Edison Company, a corporation
Purpose: Public utilities
Recording No.: [Book 4486, Page 274, of Official Records](#)
Affects: Said land more particularly described therein

5. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: General Telephone Company of California
Purpose: Public utilities
Recording Date: May 15, 1962
Recording No.: [Book 5699, Page 903, of Official Records](#)
Affects: Said land more particularly described therein

6. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: City of San Bernardino
Purpose: Street and highway purposes
Recording Date: March 30, 1967
Recording No.: [Book 6795, Page 769, of Official Records](#)
Affects: Said land more particularly described therein

7. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: City of San Bernardino
Purpose: Street and highway purposes
Recording Date: March 30, 1967
Recording No.: [Book 6795, Page 771, of Official Records](#)
Affects: Said land more particularly described therein

8. Matters contained in that certain document

Entitled: Joint Exercise of Powers Agreement between the City of San Bernardino and the County of San Bernardino Creating the San Bernardino Public Safety Authority
Recording Date: September 17, 1938
Recording No.: [Book 7095, Page 154, of Official Records](#)

Reference is hereby made to said document for full particulars.

and Recording Date: September 22, 1970
and Recording No.: [Book 7520, Page 699, of Official Records](#)

9. An unrecorded lease with certain terms, covenants, conditions and provisions set forth therein as disclosed by the document

Entitled: Central Jail Facilities Ground Lease
Lessor: The County of San Bernardino
Lessee: The San Bernardino Public Safety Authority
Recording Date: March 26, 1969
Recording No.: [Book 7203, Page 234, of Official Records](#)

The present ownership of the leasehold created by said lease and other matters affecting the interest of the lessee are not shown herein.

An unrecorded sublease with certain terms, covenants, conditions and provisions set forth therein as disclosed by the document

Entitled: Central Jail Facilities Sublease
Sublessor: The San Bernardino Public Safety Authority
Sublessee: The County of San Bernardino
Recording Date: March 26, 1969
[Recording No.:](#) [Book 7203, Page 240, of Official Records](#)

Affects: A portion of the Land described herein.

10. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Southern California Edison Company, a corporation
Purpose: Public utilities
Recording Date: May 6, 1970
[Recording No.:](#) [Book 7438, Page 305, of Official Records](#)
Affects: Said land more particularly described therein

11. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Southern California Edison Company, a corporation
Purpose: Public utilities
Recording Date: April 5, 1976
Recording No.: Book 8898, Page 1168, of Official Records
Affects: Said land more particularly described therein

12. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Southern California Edison Company, a corporation
Purpose: Public utilities
Recording Date: November 28, 1977
[Recording No.:](#) [Book 9312, Page 2188, of Official Records](#)
Affects: Said land more particularly described therein

13. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Southern California Edison Company, a corporation
Purpose: Underground electrical supply systems and communication systems
Recording Date: October 20, 1993
[Recording No.:](#) [93-447402, of Official Records](#)
Affects: A portion of said land as described therein

14. Matters contained in that certain document

Entitled: Site and Facility Lease
Dated: December 1, 1993
Executed by: San Bernardino County, a public body and Inland Empire Public Facilities Corporation, a nonprofit public benefit corporation
Recording Date: December 28, 1993
[Recording No.:](#) [93562118, of Official Records](#)

Reference is hereby made to said document for full particulars.

Affects: The herein described Land and other land.

15. Matters contained in that certain document

Entitled: Lease Agreement
Dated: December 1, 1993
Executed by: Inland Empire Public Facilities Corporation, a nonprofit public benefit corporation
and San Bernardino County, a public body
Recording Date: December 28, 1993
[Recording No.:](#) [93562119, of Official Records](#)

Reference is hereby made to said document for full particulars.

Affects: The herein described Land and other land.

16. Matters contained in that certain document

Entitled: Assignment Agreement
Dated: December 1, 1993
Executed by: Inland Empire Public Facilities Corporation, a nonprofit public benefit corporation
and First Interstate Bank of California, a banking corporation
Recording Date: December 28, 1993
[Recording No.:](#) [93562120, of Official Records](#)

Reference is hereby made to said document for full particulars.

Affects: The herein described Land and other land.

17. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Southern California Gas Company, a California corporation
Purpose: Pipe lines and appurtenances
Recording Date: October 31, 1995
[Recording No.:](#) [19950376035, of Official Records](#)
Affects: A portion of said land as described therein

18. Matters which may be disclosed by an inspection and/or by a correct ALTA/NSPS Land Title Survey of said Land that is satisfactory to the Company, and/or by inquiry of the parties in possession thereof.

19. Any easements not disclosed by the public records as to matters affecting title to real property, whether or not said easements are visible and apparent.

20. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, or any other matters which a correct survey would disclose and which are not shown by the public records.

21. Any rights of the parties in possession of a portion of, or all of, said Land, which rights are not disclosed by the public records.

The Company will require, for review, a full and complete copy of any unrecorded agreement, contract, license and/or lease, together with all supplements, assignments and amendments thereto, before issuing any policy of title insurance without excepting this item from coverage.

The Company reserves the right to except additional items and/or make additional requirements after reviewing said documents.

END OF EXCEPTIONS

PLEASE REFER TO THE "INFORMATIONAL NOTES" AND "REQUIREMENTS" SECTIONS WHICH FOLLOW FOR INFORMATION NECESSARY TO COMPLETE THIS TRANSACTION.

REQUIREMENTS

1. The Company will require the following documents for review prior to the issuance of any title insurance predicated upon a conveyance or encumbrance by the corporation named below:

Name of Corporation: County of San Bernardino, a body corporate and politic

- a) A Copy of the corporation By-laws and Articles of Incorporation
- b) An original or certified copy of a resolution authorizing the transaction contemplated herein
- c) If the Articles and/or By-laws require approval by a 'parent' organization, a copy of the Articles and By-laws of the parent
- d) A current dated certificate of good standing from the proper governmental authority of the state in which the entity was created

The Company reserves the right to add additional items or make further requirements after review of the requested documentation.

2. Unrecorded matters which may be disclosed by an Owner's Affidavit or Declaration. A form of the Owner's Affidavit/Declaration is attached to this Preliminary Report/Commitment. This Affidavit/Declaration is to be completed by the record owner of the land and submitted for review prior to the closing of this transaction. Your prompt attention to this requirement will help avoid delays in the closing of this transaction. Thank you.

The Company reserves the right to add additional items or make further requirements after review of the requested Affidavit/Declaration.

END OF REQUIREMENTS

INFORMATIONAL NOTES

1. Note: None of the items shown in this report will cause the Company to decline to attach ALTA Endorsement Form 9 to an Extended Coverage Loan Policy, when issued.
2. Note: The Company is not aware of any matters which would cause it to decline to attach CLTA Endorsement Form 116 indicating that there is located on said Land a Commercial Property, known as 210 North Lena Road, San Bernardino, CA, to an Extended Coverage Loan Policy.
3. Notice: Please be aware that due to the conflict between federal and state laws concerning the cultivation, distribution, manufacture or sale of marijuana, the Company is not able to close or insure any transaction involving Land that is associated with these activities.
4. Pursuant to Government Code Section 27388.1, as amended and effective as of 1-1-2018, a Documentary Transfer Tax (DTT) Affidavit may be required to be completed and submitted with each document when DTT is being paid or when an exemption is being claimed from paying the tax. If a governmental agency is a party to the document, the form will not be required. DTT Affidavits may be available at a Tax Assessor-County Clerk-Recorder.
5. Note: The policy of title insurance will include an arbitration provision. The Company or the insured may demand arbitration. Arbitrable matters may include, but are not limited to, any controversy or claim between the Company and the insured arising out of or relating to this policy, any service of the Company in connection with its issuance or the breach of a policy provision or other obligation. Please ask your escrow or title officer for a sample copy of the policy to be issued if you wish to review the arbitration provisions and any other provisions pertaining to your Title Insurance coverage.
6. Note: There are NO conveyances affecting said Land recorded within 24 months of the date of this report.

7. The following Exclusion(s) are added to preliminary reports, commitments and will be included as an endorsement in the following policies:
- A. 2006 ALTA Owner's Policy (06-17-06).
6. Defects, liens, encumbrances, adverse claims, notices, or other matters not appearing in the Public Records but that would be disclosed by an examination of any records maintained by or on behalf of a Tribe or on behalf of its members.
- B. 2006 ALTA Loan Policy (06-17-06)
8. Defects, liens, encumbrances, adverse claims, notices, or other matters not appearing in the Public Records but that would be disclosed by an examination of any records maintained by or on behalf of a Tribe or on behalf of its members.
9. Any claim of invalidity, unenforceability, or lack of priority of the lien of the Insured Mortgage based on the application of a Tribe's law resulting from the failure of the Insured Mortgage to specify State law as the governing law with respect to the lien of the Insured Mortgage.
- C. ALTA Homeowner's Policy of Title Insurance (12-02-13) and CLTA Homeowner's Policy of Title Insurance (12-02-13).
10. Defects, liens, encumbrances, adverse claims, notices, or other matters not appearing in the Public Records but that would be disclosed by an examination of any records maintained by or on behalf of a Tribe or on behalf of its members.
- D. ALTA Expanded Coverage Residential Loan Policy - Assessments Priority (04-02-15).
12. Defects, liens, encumbrances, adverse claims, notices, or other matters not appearing in the Public Records but that would be disclosed by an examination of any records maintained by or on behalf of a Tribe or on behalf of its members.
13. Any claim of invalidity, unenforceability, or lack of priority of the lien of the Insured Mortgage based on the application of a Tribe's law resulting from the failure of the Insured Mortgage to specify State law as the governing law with respect to the lien of the Insured Mortgage.
- E. CLTA Standard Coverage Policy 1990 (11-09-18).
7. Defects, liens, encumbrances, adverse claims, notices, or other matters not appearing in the public records but that would be disclosed by an examination of any records maintained by or on behalf of a tribe or on behalf of its members.
8. Any claim of invalidity, unenforceability, or lack of priority of the lien of the insured mortgage based on the application of a tribe's law resulting from the failure of the insured mortgage to specify state law as the governing law with respect to the lien of the insured mortgage.

END OF INFORMATIONAL NOTES



Inquire before you wire!

WIRE FRAUD ALERT

This Notice is not intended to provide legal or professional advice.
If you have any questions, please consult with a lawyer.

All parties to a real estate transaction are targets for wire fraud and many have lost hundreds of thousands of dollars because they simply relied on the wire instructions received via email, without further verification. **If funds are to be wired in conjunction with this real estate transaction, we strongly recommend verbal verification of wire instructions through a known, trusted phone number prior to sending funds.**

In addition, the following non-exclusive self-protection strategies are recommended to minimize exposure to possible wire fraud.

- **NEVER RELY** on emails purporting to change wire instructions. Parties to a transaction rarely change wire instructions in the course of a transaction.
- **ALWAYS VERIFY** wire instructions, specifically the ABA routing number and account number, by calling the party who sent the instructions to you. DO NOT use the phone number provided in the email containing the instructions, use phone numbers you have called before or can otherwise verify. **Obtain the number of relevant parties to the transaction as soon as an escrow account is opened.** DO NOT send an email to verify as the email address may be incorrect or the email may be intercepted by the fraudster.
- **USE COMPLEX EMAIL PASSWORDS** that employ a combination of mixed case, numbers, and symbols. Make your passwords greater than eight (8) characters. Also, change your password often and do NOT reuse the same password for other online accounts.
- **USE MULTI-FACTOR AUTHENTICATION** for email accounts. Your email provider or IT staff may have specific instructions on how to implement this feature.

For more information on wire-fraud scams or to report an incident, please refer to the following links:

Federal Bureau of Investigation:
<http://www.fbi.gov>

Internet Crime Complaint Center:
<http://www.ic3.gov>

FIDELITY NATIONAL FINANCIAL CALIFORNIA PRIVACY NOTICE

Fidelity National Financial, Inc. and its majority-owned subsidiary companies (collectively, "FNF," "our," or "we") respect and are committed to protecting your privacy. This California Privacy Notice explains how we collect, use, and disclose Personal Information, when and to whom we disclose such information, and the rights you, as a California resident ("Consumer"), have regarding your Personal Information ("California Privacy Rights"). "Personal Information" means information that identifies, relates to, describes, and is reasonably capable of being associated with, or could reasonably be linked, directly or indirectly, with a particular consumer or household. If FNF has collected, used, or disclosed your Personal Information in relation to a job application or employment, independent contractor, officer, owner, or director relationship with FNF, FNF's practices are discussed in our Notice at Collection for Prospective Employees, available at [Prospective California Employees](#).

Some subsidiaries maintain separate California Privacy Notices or privacy statements. If a subsidiary has a separate California Privacy Notice, it will be available on the subsidiary's website, and this California Privacy Notice does not apply.

Collection of categories of Personal Information:

In the preceding twelve (12) months FNF has collected, and will continue to collect, the following categories of Personal Information from you:

- Identifiers such as name, address, telephone number, IP address, email address, account name, social security number, driver's license number, state identification card, passport number, financial information, date of birth, or other similar identifiers;
- Characteristics of protected classifications under California or Federal law;
- Commercial information, including records of personal property, products or services purchased, or other purchasing or consuming histories;
- Internet or other electronic network activity information including, but not limited to browsing history on FNF websites and information regarding a Consumer's interaction with an FNF website;
- Geolocation data;
- Unique biometric data used to authenticate a specific individual such as a fingerprint, retina, or iris image;
- Professional or employment information;
- Education Information.

This Personal Information is collected from the following sources:

- Information we receive from you on applications or other forms;
- Information about your transactions with FNF, our affiliates, or others;
- Information we receive from consumer reporting agencies and/or governmental entities, either directly from these entities, or from internet service providers, data analytics providers, and social networks;
- Information from the use of our websites and mobile applications;
- Information we receive directly from you related to doing business with us.

This Personal Information is collected for the following business purposes:

- To provide products and services to you or in connection with a transaction involving you;
- To perform a contract between FNF and the Consumer;
- To improve our products and services;
- To comply with legal obligations;
- To detect and protect against fraudulent or illegal activity;
- To communicate with you about FNF or our affiliates;
- To maintain an account with FNF or our affiliates;

- To maintain the security of our systems, tools, accounts, and applications;
- To verify and authenticate identities and credentials;
- To provide, support, personalize, and develop our websites, products, and services;
- To directly market our products to consumers;
- As described to you when collecting your Personal Information or as otherwise set forth in the California Consumer Privacy Act.

Disclosures of Personal Information for a business purpose:

In the preceding twelve (12) months FNF has disclosed, and will continue to disclose, the categories of Personal Information listed above for a business purpose. We may disclose Personal Information for a business purpose to the following categories of third parties:

- FNF affiliates and subsidiaries;
- Non-affiliated third parties, with your prior consent;
- Businesses in connection with the sale or other disposition of all or part of the FNF business and/or assets;
- Service Providers and non-affiliated third parties such as data analytics providers;
- Law enforcement or authorities in connection with an investigation, or in response to a subpoena or court order.

Sale of Personal Information:

In the preceding twelve (12) months, FNF has not sold or shared Personal Information. FNF does not sell or share Personal Information.

Retention Periods:

Due to the breadth and variety of data collected by FNF, it is not possible for us to provide you with a comprehensive list of timeframes during which we retain each category of Personal Information. FNF retains categories of information as reasonably necessary to satisfy the purpose for which we collect the information. This time period varies depending on the purpose for which we collected the information, the nature and frequency of our interactions and relationship with you, whether we have a legal basis to continue retaining the information, industry practices, the value and sensitivity of the information, and state and federal recordkeeping requirements.

Personal Information of minors:

FNF does not knowingly collect the Personal Information of minors. FNF does not sell or share the information of consumers under sixteen (16) years of age.

Sensitive Personal Information:

FNF does not use or disclose sensitive Personal Information for any purposes other than those specified in the California Consumer Privacy Act.

Right to know:

Consumers have a right to know about Personal Information collected, used, disclosed, shared, or sold, including the categories of such Personal Information, as well as the purpose for such collection, use, disclosure, sharing, or selling, categories of third parties to whom Personal Information is disclosed, shared or sold, and the specific pieces of Personal Information collected about the consumer. Consumers have the right to request FNF disclose what Personal Information it collected, used, and disclosed in the past twelve (12) months.

Right to request deletion:

Consumers have a right to request the deletion of their Personal Information, subject to certain exceptions.

Right to Correct:

Consumers have the right to correct inaccurate Personal Information.

Right to non-discrimination:

Consumers have a right not to be discriminated against because of exercising their consumer privacy rights. We will not discriminate against Consumers for exercising any of their California Privacy Rights.

Privacy Requests:

To exercise any of your California Privacy Rights, or if acting as an authorized agent on behalf of another individual, please visit [California Privacy Request \(FNF.com/California-privacy\)](https://www.fnf.com/california-privacy), call us Toll Free at 888-413-1748, or write to the address at the end of this notice.

Upon making a California Privacy Request, FNF will verify the consumer's identity by requiring an account, loan, escrow number, or other identifying information from the consumer.

The above-rights are subject to any applicable rights and obligations including both Federal and California exemptions rendering FNF, or Personal Information collected by FNF, exempt from certain CCPA requirements.

A Consumer may use an Authorized Agent to submit any CCPA request. Authorized agents' requests will be processed like any other CCPA request, but FNF will also require the Consumer provide the agent written permission to make the request and verify his or her identity with FNF.

FNF website services for mortgage loans:

Certain FNF companies provide services to mortgage loan servicers, including hosting websites that collect customer information on behalf of mortgage loan servicers (the "Service Websites"). The Service Websites may contain links to both this Privacy Notice and the mortgage loan servicer or lender's privacy notice. The sections of this Privacy Notice describing the categories, sources, and uses of your Personal Information do not apply to the Service Websites. The mortgage loan servicer or lender's privacy notice governs use, disclosure, and access to your Information. FNF does not share Information collected through the Service Websites, except (1) as required or authorized by contract with the mortgage loan servicer or lender, or (2) as required by law or in the good-faith belief that such disclosure is necessary to comply with a legal process or applicable law, to enforce this Privacy Notice, or to protect the rights, property, or safety of FNF or the public.

California Privacy Notice - Effective Date:

This California Privacy Notice was last updated on January 1, 2025.

Contact for more information:

For questions or concerns about FNF's California Privacy Notice and privacy practices, or to exercise any of your California Privacy Rights, please visit [California Privacy \(FNF.com/California-privacy\)](https://www.fnf.com/california-privacy), call Toll Free 888-413-1748, or contact us by mail at the below address.

Fidelity National Financial, Inc.
601 Riverside Avenue
Jacksonville, Florida 32204
Attn: Chief Privacy Officer