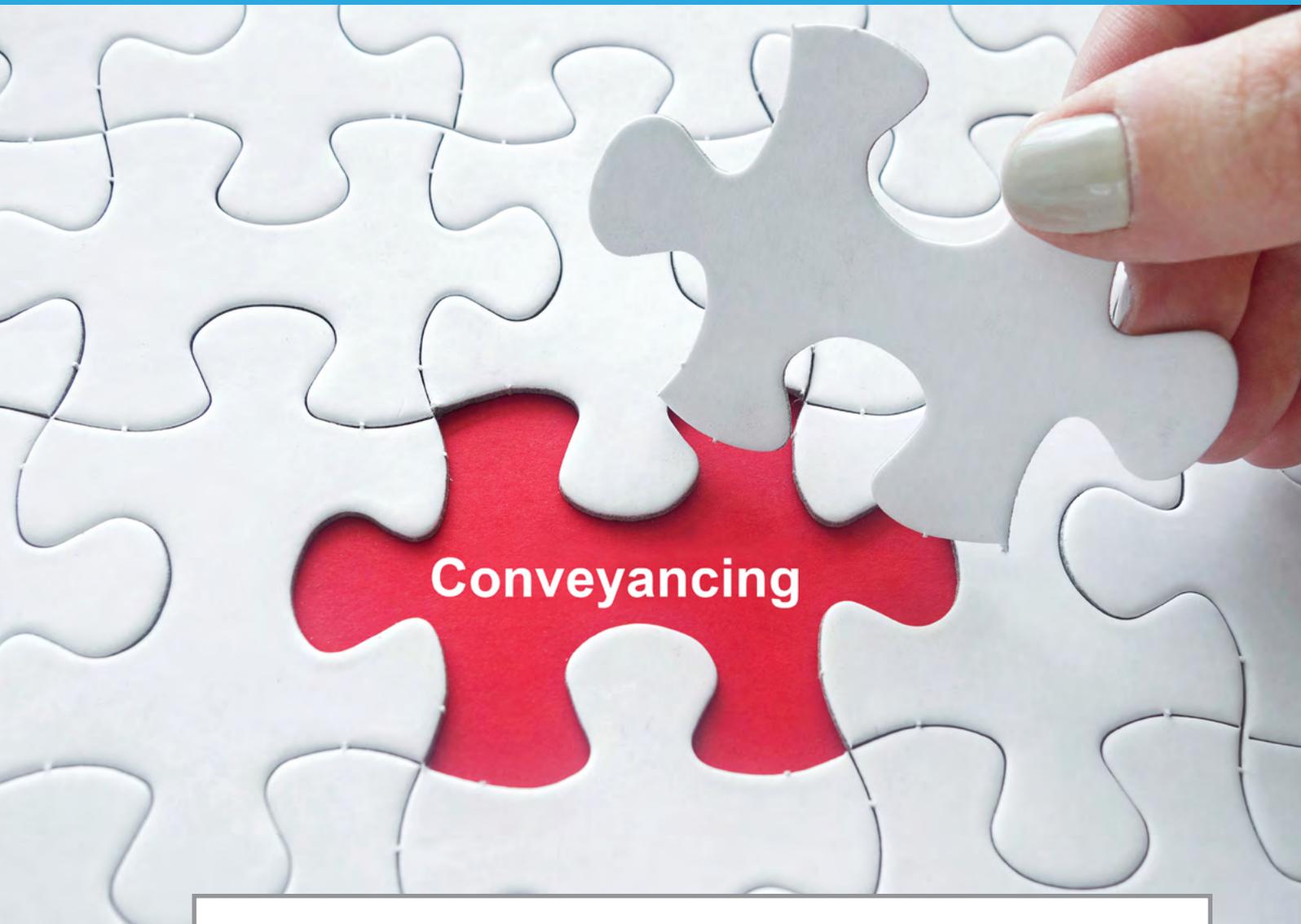


# Conveyancing for Independent Estate Agents



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# A brand new service fully integrated with your Expert Agent software

With pressure on fees never being so great, surely now is the time to explore how you can maximise your income from conveyancing referrals and Expert Agent have teamed up with Law Firm Services Ltd. to bring you an ideal conveyancing solution.

We understand your frustration at the larger faceless firm on the one hand and the small one man bands who never seem to get things done on time. So Law Firm Services have hand picked a group of law firms who are large enough to cope but small enough to care.

They promise:

- 1 To have a dedicated conveyancer for your firm – just like the firm next door
- 2 To keep you up-to-date with regular updates
- 3 To pay decent referral fees immediately after completion
- 4 To pay referral fees on related transactions not just the ones going through your agency
- 5 To offer the highest level of service to both you and your clients

With full integration, getting a quote and instructing your law firm could not be simpler

We also promise **faster completions** when you instruct the conveyancer when the house comes on the market

All our firms have agreed to contact the clients immediately and get the property 'contract ready' so when you find a buyer the contracts can go out the same day, saving up to two weeks on a typical transaction.



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# How much could I earn?



Here is an example of a small independent agent using this service:

Average sales per month	10
Total possible conveyancing referrals	20
Average conversion of leads by law firms (60%)	12
Average referral fee based on £200	£2,400 per month
	<b>£28,800 per annum</b>

**Can you afford not to make this in the current market ?**



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# Our Commitment to you

As part of the Expert Agent Conveyancing Service each law firm has agreed to offer all our clients the following benefits:

**No Sale No Fee** – this means that unless your transaction, be it a sale or a purchase, proceeds to completion there will be no Legal Fees to pay. The only exception to this is in relation to Search Fees on a purchase, which the conveyancer will have to pay to a third party and will need to be paid up front. There are no such Search Fees when you are selling a property.

**Fixed Fees** – Our Lawyers do **NOT** work on a time costed basis. This means the fees that have been quoted are for a standard sale or purchase and will not vary. You can rest assured that your conveyancing fees will not increase every time you call your conveyancer or you receive a letter.

You can track your case online 24/7 and your conveyancer will keep you up to date every step of the way.

You will be allocated a conveyancer and an assistant who will be your guide every step of the way and you won't be passed from pillar to post.

No need to visit the conveyancer – all the documentation can be dealt with by post and e-mail. There will be no need to take time off work to visit the conveyancer's office.

Last but by no means least, our firms all have a track record of delivering outstanding service that we believe you won't get anywhere else.



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