

**Wire Fraud Prevention Notice**

Brokerage Name: RE/MAX of Reading

**Never trust wiring instructions via email**

Criminals/hackers are targeting email accounts of various parties involved in real estate transactions (e.g., lawyers, title agents, mortgage brokers, real estate agents). These emails are convincing and sophisticated. Among other concerns, this has led to fraudulent wiring instructions being used to divert funds to the criminal's bank account. These emails may look like legitimate emails from the proper party. If you receive an email regarding instructions that contains any suspicious information (e.g., last minute changes to the wire instruction, erroneous email addresses, change to an overseas financial institution), do not click on any links that may be in the email and do not reply.

Broker strongly recommends that Buyer, Seller, and their respective attorneys and others working on a transaction, refrain from placing any sensitive personal and financial information in an email, directly or through an email attachment. When there is a need to share Social Security numbers, bank accounts, credit card numbers, wiring instructions or similar sensitive information, Broker strongly recommends using more secure means, such as providing the information in person, over the phone, or through secure mail or package services, whenever possible. **In addition, before Buyer or Seller wires any funds to any party (including Buyer or Seller's attorney, title agent, mortgage broker, or real estate broker) personally call the party to confirm the information is legitimate (i.e., confirm the ABA routing number or SWIFT code and credit account number).** Buyer and Seller shall call the party to which funds are being wired at a number that is independently obtained (e.g., from the Sales Agreement, the recipients website, etc.) and do not use the number in the email in order to sure that the contract is a legitimate party.

Buyer/Seller Name (Print) \_\_\_\_\_

Buyer/Seller Signature: \_\_\_\_\_

Date: \_\_\_\_\_

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