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AFFILIATED BUSINESS ARRANGEMENT DISCLOSURE

To: MARK R. PERRY /

From: BUCKEYE PROFESSIONAL GROUP, LLC, JONATHAN M. DALLAS, MEMBER

PROPERTY ADDRESS: 11811 GASTON RD., NEGLEY, OHIO 44441

Date: 5/12/2026

This is to give you notice that BUCKEYE PROFESSIONAL GROUP, LLC, JONATHAN M. DALLAS, MEMBER has a business relationship with Venture Land Title Agency, LLC. BUCKEYE PROFESSIONAL GROUP, LLC, JONATHAN M. DALLAS, MEMBER is an equity owner of Venture Land Title Investors IV, LLC. Venture Land Title Investors IV, LLC owns 49% of Venture Land Title Agency, LLC. Because of this relationship, this referral may provide him a financial benefit.

In addition, Venture Title Holdings, LLC owns 51% of Venture Land Title Agency, LLC. The owners of Title Professionals Group, LTD and Ohio Real Title Agency, LLC have ownership in Venture Title Holdings, LLC. Title Professionals Group, LTD and Ohio Real Title Agency, LLC will provide settlement services in conjunction with the services performed by Venture Land Title Agency, LLC. Because of the relationship between Title Professionals Group, LTD and Ohio Real Title Agency, LLC and Venture Land Title Agency, LLC, this referral may provide Title Professionals Group, LTD or Ohio Real Title Agency, LLC a financial or other benefit as well.

Set forth below is the estimated charge or range of charges for the settlement services listed. You are NOT required to use Venture Land Title Agency, LLC as a condition of purchase, sale or refinance of the subject property. THERE ARE FREQUENTLY OTHER SETTLEMENT SERVICE PROVIDERS AVAILABLE WITH SIMILAR SERVICES. YOU ARE FREE TO SHOP AROUND TO DETERMINE THAT YOU ARE RECEIVING THE BEST SERVICES AND THE BEST RATE FOR THESE SERVICES.

Venture Land Title Agency, LLC's range of charges:

Title insurance premium	As filed with the State of Ohio
Title examination fee	$295.00 to $425.00
Title Commitment fee	$100.00

I/We have read this disclosure form and understand that BUCKEYE PROFESSIONAL GROUP, LLC, JONATHAN M. DALLAS, MEMBER is referring me/us to purchase the above described settlement services from Venture Land Title Agency, LLC.

In the event the Lender involved in this transaction does not act as settlement or closing agent, then the closing will be handled by Ohio Real Title Agency, LLC or Title Professionals Group, LTD.

		Mark R Perry dotloop verified 05/12/26 7:50 PM AST AVW7-9JUM-EAP9-LGM5	
Buyer/Borrower	Date	Seller	Date
Buyer/Borrower	Date	Seller	Date