



Cloud Title Escrow & Earnest Money Instructions

Escrow & Closing Agent Information (Required for MLS & Contracts)

When preparing a Sale and Purchase Agreement (Contract) **and when entering escrow information into the MLS**, please use the following information exactly as written below:

Escrow Agent:

Cloud Title LLC

Escrow / Closing Team Email:

closings@cloudtitle.com

Address:

16703 Early Riser Ave., Land O' Lakes, FL 34638

Phone:

(888) 512-7135

Important Compliance Notice

- Cloud Title LLC is the escrow agent on all transactions.
- Please **do not list any individual team member names or personal email addresses** in the MLS or on contracts.
- Individual staff assignments are made after file setup and may change during the transaction.

All lender, escrow, and closing communications **must** be directed to closings@cloudtitle.com to ensure proper routing and timely processing.

These standards help prevent lender delays, misrouted closing packages, and security risks for buyers.

Buyer Earnest Money Deposit Instructions

Cloud Title is committed to making the submission of earnest money deposits simple, secure, and efficient for buyers. We offer the following two approved methods:

Option 1: Online Earnest Money Deposit (Preferred)

Buyers may submit their earnest money deposit online through Cloud Title's secure deposit system.

- Visit **www.cloudtitle.com**
- Click **"Make Escrow Deposit"** (top right of the page)
- Complete the deposit using the Earnnest platform with secure Plaid bank integration

This process is fast, secure, and Cloud Title never receives or stores bank account details.

A short walkthrough video is available here:

<https://bit.ly/CloudTitleDeposit>

Option 2: Wire Transfer (Secure Portal Only)

Once a transaction is set up, buyers will receive a secure welcome message through Cloud Title's Qualia portal.

After creating a Qualia account, buyers will be able to access escrow wire instructions directly within the secure portal.

Security Reminder:

- Cloud Title will **never** send wire instructions via email
 - Wire instructions are provided **only** to buyers through the secure Qualia platform
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We strongly recommend the online deposit option as it is the quickest, simplest, and least expensive method. Wire transfers are also accepted when needed.

Questions

For questions or assistance, please visit **www.cloudtitle.com** or call **(888) 512-7135**.