



**S.F. No. 2340, 1st Engrossment - 87th Legislative Session (2011-2012) [S2340-1]**

2.1 (2) a licensed attorney or a direct employee of a licensed attorney;

2.2 (3) a licensed real estate broker or salesperson;

2.3 (4) a direct employee of a licensed real estate broker if the broker maintains all funds  
2.4 received in connection with the closing services in the broker's trust account;

2.5 (5) a bank, trust company, savings association, credit union, industrial loan and thrift  
2.6 company, regulated lender under chapter 56, public utility, or land mortgage or farm loan  
2.7 association organized under the laws of this state or the United States, when engaged in  
2.8 the transaction of businesses within the scope of its corporate powers as provided by law;

2.9 (6) a title insurance company authorized to do business in this state; and

2.10 (7) a title company that has a contractual agency relationship with a title insurance  
2.11 company authorized to do business in this state, where the title insurance company  
2.12 assumes responsibility for the actions of the title company and its employees or agents as  
2.13 if they were employees or agents of the title insurance company.

2.14 **EFFECTIVE DATE.** This section is effective the day following final enactment.