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I am a real estate title closer and have been in the real estate industry for 27 years. In my experience the Anti-Money Laundering Regulations for Residential Real Estate Transfers is the most burdensome governmental regulation to be placed on Title and escrow companies that I have seen. The company I work for is a long-established company in southern Wisconsin and has approximately 30 employees. The cost to implement the regulation from training, to collecting information and reporting is overly burdensome especially for the smaller title companies and will give larger companies the advantage as they are better able to absorb the cost without passing it on to their customers. I believe that since title companies require certified funds at closing, the banks issuing these funds should be the required reporters.