

LIVE ONLINE SEMINAR

Resolving Boundary Disputes in Indiana

» A Comprehensive Guide to
Reading Surveys, Employing Quiet Title Actions,
Using Prescriptive Easements and More

OCTOBER 15, 2021

9:00 am - 4:30 pm ET

Faculty

Tammy L. Ortman, Yasmin L. Stump,
Ryan J. Vershay and Seth Zirkle

Continuing Education

CLE - 6.0 (Incl. 1.0 ethics)

See inside for details!

NBI | NATIONAL
BUSINESS
INSTITUTE™

**REGISTER
TODAY!**
nbi-sems.com
800-930-6182

What is a Live Online Seminar?

A Live Online Seminar is a video presentation featuring state-specific content. Learn from expert faculty who understand the current issues you're facing. Ask questions and interact with other attendees in real time from the convenience of your home or office.

SEMINAR OUTLINE

All times are shown in Eastern time

I. The Top Boundary Dispute Resolution Methods Explained: A Hands-On Guide to Their Mechanics and Procedures

9:00 - 10:30, Seth Zirkle

- A. Prescriptive Easements, Boundary by Acquiescence and Adverse Possession
- B. Quiet Title Actions: Their Uses, Mechanics and More
- C. Reviewing Existing Contracts and Agreements
- D. Consulting Surveys and Legal Descriptions
- E. Curative Deeds (Quitclaim, Warranty) and Boundary Agreements: Uses, Drafting Considerations, etc.
- F. Title Insurance Endorsements During Real Estate Closings
- G. Alternate Dispute Resolution Methods and Litigation

II. Using the Top Methods to Resolve Boundary Line and Encroachment Disputes

10:45 - 12:00, Tammy L. Ortman

- A. Ascertaining an Encroachment Exists
- B. Disputed Property Lines
- C. Misplaced or Lost Monuments and Boundary Markers
- D. Party Wall Disputes
- E. Fences and Retaining Walls
- F. Spite Fences
- G. Encroachments by Buildings and Other Structures
- H. Roof Overhangs
- I. Large Trees on Property Lines: Potential and Actual Damage, Pruning and Other Issues
- J. Analyzing Surveys and Legal Descriptions to Resolve Boundary Disputes

III. Using the Top Methods to Tackle Easement Disputes

1:00 - 2:15, Yasmin L. Stump

- A. Types of Easements Explained
- B. Encroachment on Easements
- C. Enforcement of Easements
- D. Condemnation of Easements

IV. Continuous Trespass: Using Prescriptive Easements, Adverse Possession Rules and Other Top Methods to Resolve Disputes

2:30 - 3:30, Ryan J. Vershay

- A. Unauthorized Occupants of Dwellings and Other Structures
- B. Crops, Cattle and Other Unauthorized Agricultural Uses
- C. Continuous Recreational Trespass
- D. Unauthorized Access Roads Across Neighboring Properties
- E. Access Roads and Other Trespasses on Government Properties
- F. Dealing With Paper Streets

V. Ethical Considerations

3:30 - 4:30, Seth Zirkle

- A. Acquiring New Clients
- B. Defining and Communicating the Scope of Representation
- C. Entering into the Attorney-Client Relationship
- D. Avoiding Problems During Representation
- E. Attorney's Fees - How and When Earned
- F. Hot Topics in Real Estate Transactions

*If needed, the above agenda may be changed to best accommodate all of our attendees.

Register Today!
nbi-sems.com
800-930-6182

NBI | NATIONAL
BUSINESS
INSTITUTE TM

SEMINAR OVERVIEW

A Comprehensive Guide to Resolving Disputes Over Boundaries, Easements and Encroachments

Disagreements over easements, encroachments and property lines are contentious, time-sensitive situations that require skilled attorneys. How comprehensive is your knowledge of the top boundary dispute resolution methods? When determining the validity of a claim, can you read surveys and legal descriptions with deftly accurate precision? If tensions escalate, can you strategically deploy prescriptive easements, quiet title actions and other tools of the trade to swiftly secure favorable outcomes for your clients? In this information-packed overview, you will not only receive a comprehensive knowledge of the inner workings of the top boundary dispute resolution mechanisms, but you will also gain valuable strategies on using the most appropriate methods that specific situations warrant. Gain a valuable edge in your next boundary dispute - **register today!**

BENEFITS OF ATTENDING

- Perfect your knowledge of the top boundary dispute resolution methods, including prescriptive easements, quiet title actions and curative deeds.
- Confidently handle contentious property line issues, including encroaching fences, problem trees on property lines and more.
- Explore the different types of easements that exist, and get practical advice for resolving disputes.
- Confidently determine the legality of unauthorized access roads running across one property to another.

WHO SHOULD ATTEND

This **basic-to-intermediate level** online seminar on resolving boundary disputes is for attorneys, surveyors, engineers, government officials, title agents, title adjusters, title insurance underwriters, real estate agents and paralegals.

PROGRAM DETAILS

Live Online Seminar - Attend online via computer, tablet or smartphone

October 15

9:00 am - 4:30 pm ET

TUITION

\$349 for the first registrant

\$339 for each additional registrant

CANCELLATION

Visit us on the web or call one of our customer service representatives prior to the live program to learn more about your cancellation options.

THE NBI GUARANTEE

Your satisfaction is our guarantee! If you aren't satisfied with a course or training resource, call or write us and we'll make it right. For shippable product orders, please return the product within 60 days of the product receipt and we are happy to refund the product price minus shipping costs.



How to Register

ONLINE

nbi-sems.com

(product ID: 90701)

PHONE

800.930.6182

(8:00 am - 6:30 pm Eastern Time)

CAN'T ATTEND?

Obtain the benefits of today's event by pre-ordering the OnDemand version.

Live ONLINE SEMINAR

OUR DISTINGUISHED FACULTY

TAMMY L. ORTMAN is an attorney with Lewis Kappes in Indianapolis. She practices in the areas of real estate, title insurance defense, civil litigation, and business transactions. Ms. Ortman's practice focus is in the areas of commercial real estate transactions, title insurance defense, construction litigation, tax and exchange matters, and general business. She earned her B.S. degree from Butler University and her J.D. degree, cum laude, from Thomas Cooley Law School. Ms. Ortman is a member of the American (Tort, Trial and Insurance Practice Section, Title Insurance Litigation Committee and Taxation Section), Indiana State and Indianapolis bar associations, as well as the Indiana Land Title Association.

YASMIN L. STUMP has been a lawyer in Indiana for 30 years and practices in the areas of real estate transactions and litigation, including eminent domain. She is the president and founder of the Yasmin L. Stump Law Group, PC (YLSLG), and her firm's clients have Fortune 500 and 1,000 companies, utility companies, governmental entities, agencies and boards, small businesses and individuals. Prior to entering private practice, Ms. Stump was the section chief of both the Tort and Real Estate Litigation sections of the Office of the Indiana Attorney General, where she handled thousands of real estate and eminent domain cases involving a diverse range of properties. Additionally, she has been involved in numerous appellate cases, and she has testified as an expert witness in the area of eminent domain law. Ms. Stump is a member of numerous professional and civic organizations, currently serves as the IRWA Chapter 10 vice president, is on the Board of Directors of the Indiana Trial Lawyers Association and is a past president of the Zionsville Chamber of Commerce. She is certified as a civil mediator and as a real estate instructor in Indiana. Her firm is certified as a Women-Owned Business Enterprise (WBE) by the state of Indiana, city of Indianapolis and the Women's Business Enterprise National Council (WBENC) and as a DBE by the state of Indiana. YLSLG is also a member of the prestigious National Association of Minority and Women Owned Law Firms (NAMWOLF). Ms. Stump received her B.A. degree from Indiana University and her J.D. degree from Indiana University School of Law.

RYAN J. VERSHAY is a business and real estate attorney at Lewis Wagner, LLP. Mr. Vershay concentrates his practice in business, commercial, and real estate litigation. He represents businesses and individuals in state and federal court in all aspects of civil litigation, including cases involving contract and lease disputes; breach of implied and express warranties; easement and right-of-way disputes; eminent domain, tax sales and quiet title; mortgage foreclosure and banking litigation; and non-compete and trade secrets. Mr. Vershay also represents businesses and individuals in the purchase, sale, and lease of residential and commercial real estate. He received his J.D. degree, cum laude, from Notre Dame Law School.

SETH ZIRKLE is a member with Jackson Kelly PLLC, and has broad experience representing a wide range of clients in all areas related to the acquisition, development, leasing, financing, and sale of commercial and residential real estate. As a licensed title agent, Mr. Zirkle regularly conducts title examinations and works with agency counsel to resolve puzzling underwriting issues. In addition to his real estate practice, he routinely counsels clients on creative, and yet practical, solutions to business issues, including entity formation, reorganization, and asset purchase or sale transactions. Mr. Zirkle received his J.D. degree from the Indiana University Robert H. McKinney School of Law (J.D. degree, honors in health law) and his undergraduate degree from Wabash College (B.A. degree, cum laude).

Unlimited CLE
for 12 months

Upgrade to an NBI Subscription and get this online seminar **FREE**.
nbi-sems.com/subscriptions • 1-800-930-6182

CREDIT INFORMATION

The specific continuing education credit(s) listed are for attending the live online seminar. For detailed credit information, please contact us at 866-240-1890 or visit us at nbi-sems.com.

CLE - 6.0 - This course has been approved by the Indiana Supreme Court Office of Admissions & Continuing Education. Participating attorneys are eligible to receive up to 6.0 hours of distance education, which includes 1.0 hour of ethics. Newly admitted attorneys may receive up to 6.0 hours of new attorney CLE. No more than 18.0 hours of distance education CLE credit may be earned during a reporting period, and there is no carry over of excess distance education hours.

ADDITIONAL LEARNING OPPORTUNITIES

Upcoming Indiana Online Seminars

- Sept. 9** Top 7 LLC Mistakes to Avoid in Everyday Business Practices (6.5 hr - 90318)
Oct. 1 Mini Med School for Attorneys (6 hr - 90697)
Oct. 4 Construction Law: Advanced Issues and Answers (6 hr - 90642)
Oct. 4 Advanced Custody and Support Issues (6 hr - 90703)

To register, visit us online at nbi-sems.com or call 800-930-6182.

Upcoming Live Webinars

- Sept. 8** Neighbor Boundary Disputes: Tree, Fences, Noise, and More (90 min - 90491)
Sept. 13 The Real Estate Attorney's Guide to Taxes 2021 (90 min - 90478)
Sept. 14 Advanced Real Estate Contracts (6 hr - 90502)
Sept. 22 Title Due Diligence: Complex Issues and Answers (6 hr - 90507)
Sept. 27 Environmental Law: New Rules, New Cases, and New Issues (6 hr - 90467)
Oct. 4 Real Estate Closings: Step by Step (6 hr - 90589)
Oct. 6 Construction Contracts: Drafting Tips, Pitfalls, and Case Law (6 hr - 90591)

To register, visit us online at nbi-sems.com or call 800-930-6182.

Now Available OnDemand

Get instant access to the courses below and take them when it's convenient for you. Thousands of OnDemand courses are available at nbi-sems.com

HOW TO HANDLE EASEMENT AND BOUNDARY DISPUTES © May 2021 (Product ID: 89422FP)

This guide will teach you tricks and tools for tackling a wide array of easement and boundary issues. From easements to adverse possession to nuisance issues and more, get the practical knowledge and techniques you need to conduct proper due diligence and deliver favorable outcomes. Enhance your skills - order today!
By: M.B. Adelson and Mark Johnson.

OnDemand - \$389 DVD & Manual - \$389 • Duration - 6hr 15min

LAND SURVEYOR SHORT COURSE FOR ATTORNEYS © May 2021 (Product ID: 89425FP)

This guide will show you how surveys are conducted, how to review them and how to resolve common issues that arise. Get the comprehensive knowledge you need to spot, avoid and resolve problems - order today!

By: William A. Slover, Michael J. Pallamary, Brian Fischer

OnDemand - \$389 DVD & Manual - \$389 • Duration - 6hr 0min

EASEMENTS AND ACCESS ISSUES: AN ATTORNEY'S GUIDE © January 2021 (Product ID: 88747FP)

Easement and access issues are common problems for property owners. These nonpossessory rights are often misunderstood, which frequently results in confusion or even legal disputes. Understanding the ins and outs of these critical components of real estate law is essential to avoiding or resolving contentious issues between neighboring landowners. This guide will explore the different types of easements before digging into the real-world mechanics of easement drafting, interpretation, implementation and termination. Get the knowledge you need to protect your client's real property interests and rights - order today!

By: Nathan G. Osborn and Theodora Stringham.

OnDemand - \$339 DVD & Manual - \$339 • Duration - 3hr 0min

Reference Materials

Complete your law library by having hard copies of NBI course recordings and printed manuals shipped to you by mail. Visit nbi-sems.com to browse our full course catalog.



Video
DVDs



Audio
CDs



Course
Books



LIVE
ONLINE
SEMINAR

Resolving Boundary Disputes in Indiana

90701

Register
Today!

nbi-sems.com
800.930.6182

Product ID:
90701

October 15

9:00 am - 4:30 pm ET

Continuing Education

CLE - 6.0 (Incl. 1.0 ethics)

See inside for details!

Faculty

Tammy L. Ortman, Yasmin L. Stump,
Ryan J. Vershay and Seth Zirkle

Tuition

\$349 for the first registrant

\$339 for each additional registrant

Indiana
Specific Content!

NBI | NATIONAL
BUSINESS
INSTITUTE™

MAIL TO: National Business Institute

A Division of NBI, Inc.

P.O. Box 3067

Eau Claire, WI 54702

PHONE: (800) 930-6182

FAX: 715-835-1405

ONLINE: nbi-sems.com

Non-Profit Org.
U.S. Postage
PAID
NBI, Inc.

Key Code: CS

CAN'T
ATTEND?

NO PROBLEM! You can still get the training you need
by pre-ordering the OnDemand version of this event today!