

MEET NICOLE

Lakeside Escrow & Closing

| By Noël Soisson

If you're looking for a local company that can assist you with your real estate settlement needs then stop by Lakeside Escrow & Closing and say hello to Nicole!

Lakeside is a wholly woman-owned company that began in 1997. Since then, they have expanded to 18 locations throughout Pennsylvania, Maryland, Virginia, West Virginia, and Delaware. They pride themselves on becoming a part of every community they work in. All of their offices are manned by local experts and neighbors. They believe "local expertise" combined with their accomplished staff of title attorneys makes their services unique and exceptional.

Their iconic downtown Hanover location fronting Frederick Street is a unique space that pays tribute to the masterful and historic construction from over 100 years ago. Nicole says their location "embraces the history and beauty" of downtown Hanover.



Nicole has been with Lakeside Escrow & Closing Settlement for about nine years. She began as a Settlement Assistant back in 2015. She started her career working at Lakeside's Westminster office with a team of ladies who reignited her love for this industry after taking some time to raise her family. In 2022, she was transferred to the Hanover location and transitioned into a Settlement Agent role. The Hanover location has been a great fit for Nicole and her family who live in the area.

When she started her career, 35 years ago, there were no real contracts, only a promise and handshake and settlement sheets were initially prepared in pencil and after everyone at the table confirmed the numbers, you typed it up on the typewriter with carbon paper, and no one had ever heard of a wire transfer.

Nicole works to protect her clients from fraud. Fraud is everywhere, especially in the real estate market where there is a lot of money floating around. Most people have heard of Title Lock, a service that is supposed to protect from fraud, but the truth is that like so many credit monitoring services, they will only alert you of any changes, they won't be able to fix anything if a problem arises. Your best protection against title fraud is a Owner's Title Insurance Policy. Nicole has been seeing a lot of are vacant properties, distressed properties, or even second homes that are not occupied full-time falling prey to fraud. Regardless of the type of property, the condition of the property, or whether the owner occupies the property, full-time or part-time, an Owner's Title Insurance, would protect, defend and indemnify out of pocket losses relating to fraudulent title issues.



**LAKESIDE
ESCROW &
CLOSING**

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Lakeside and Nicole are here to help you navigate some of the most difficult undertakings in many people's lives. They truly believe that their business boils down to helping folks achieve the "American Dream!" When you buy or sell a home, a commercial spot, or some land, "your property is their priority." ■

