



# Unlock Your Options During Divorce...

## By Working With a Real Estate Professional Who Works With Divorcing Couples

**Real Estate Divorce Tip:** If you decide to sell, work with a *Real Estate Professional who is part of the Divorce Shield Advocate Network*. This is a Realtor experienced and skilled in working with divorcing couples.

Realtors do more than just sell houses; they aid cooperation between divorcing couples and their respective attorneys. Cooperation will reduce stress, promote advantageous terms, and likely help both parties to gain the most money in the least amount of time. It is important to work creatively and truthfully with your spouse to make the most favorable decision for you, your spouse, and for your children.

**Also consider...** During a divorce, many states have restraining orders (some automatic) that disallow the sale or mortgaging of the marital home. Many times one is not allowed to sell the home without court or spousal approval, even if the property is only in one spouse's name. Keep in mind that a spouse may also file a lien saying that there is a claim on the title.

**Ask Yourself:** Are you or your spouse prepared to handle the sale of the marital home on your own? Do you have an impartial and knowledgeable expert that

is experienced with selling real estate as it relates to a divorce?

Home sales almost always have stress involved. A divorcing couple's failure to cooperate often brings stress levels to new heights. Couples who are able to work together with trusted and knowledgeable professionals most often share the largest amount of money.

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There are three major things to accomplish to get started in selling the marital home:

1. **Find a Real Estate Agent qualified in working with divorcing couples.** Consider this type of neutral, expert agent over friends or relatives (bound to take sides) with little or no such experience.
2. **Establish Market Value.** Allow your impartial agent to help you and your spouse discover how much your home is worth based on recent past comparable sales.
3. **Prepare Your House For Sale.** Receive an unbiased opinion on how to clean, declutter, and depersonalize your home, and obtain help in establishing the “to do list” of who will do what.

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The Real Estate considerations for divorce are not meant to be a complete list. If these considerations, together with all of the other considerations mentioned in this article, seem a bit overwhelming, the good news is that you do not have to handle these changes alone. There are Divorce Shield Advocates, such as Real Estate Professionals in your local area, are trained to help guide you through this crucial process. Real Estate Professionals, part of the Divorce Shield Advocate Network, are happy to assist you with comparative market analysis, data of current home sales, and a expert insight on the selling or buying process. These elite individuals are dedicated to serving you during this difficult time of divorce. With Divorce Shield, your access to professionals is unlike anything else available in the United States. With help from your network of advocates, the advice you receive can be invaluable. To give you peace of mind, they can help you with all of your Real Estate needs, and help you meet your goals no matter what the future holds. By working with Divorce Shield’s network of advocates and completing your FREE Divorce Shield Plan, you can have the Clarity, Control, and Confidence to make wise decisions that will benefit you for years to come.

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