



Understanding a Memorandum of Unison Homeowner Agreement on a Prelim

What is a Memorandum of Unison Homeowner Agreement?

There are many factors when it comes to this type of agreement and understanding the specifics is very important. In short, a Unison equity sharing agreement gives cash in exchange for home price appreciation and will need to be addressed early on in your transaction. For complete information please visit: <https://guide.unison.com/>



Unison converts up to 15% of a home's value to cash. Unlike a loan, there is no added debt, monthly payments, or interest. In return, Unison shares in a portion of the home's change in value when it is sold.

With a Unison Agreement they place a lien on your property. If you currently have a mortgage, their lien will be in second position. The document used for this lien is very similar to what a mortgage lender would use to secure its investment in a home. Unison will also record at the County Recorder's Office what is called a Memorandum of Unison Homeowner Agreement which gives public notice of their interest in the property.

Should you come across this agreement in your Preliminary Title report, it's crucial to promptly assess the full agreement terms with the seller. Certain conditions must be fulfilled for the sale, and the seller needs to inform Unison about the impending sale. Inform your Escrow Company about these conditions without delay, as neglecting this early on could put your closing at risk.

In your Preliminary Title Report you will see an item similar to this one below.

Matters contained in that certain document

Entitled: Memorandum of Unison Homeowner Agreement
Dated: December 20, 2018
Executed by: [REDACTED], an unmarried woman and Unison Agreement Corp., a Delaware corporation, and its successors and assignees
Recording Date: March 20, 2019
Recording No.: 2019-00 [REDACTED], of Official Records

Reference is hereby made to said document for full particulars.

