

ESCROW AGENT INFORMATION

TLA FINANCIAL SERVICES

- Email: solea@tlaservices.com
- Phone: +1 (214) 833-2822
- Website: www.tlaservices.com

What to Expect. TLA Financial Services will reach out to you directly to initiate the escrow process. The following steps will be required:

- Complete a Know Your Client (KYC) form (personal and ID information)
- Sign the Escrow Agreement
- Pay the Escrow Fee of **\$1,000.00**, due together with your downpayment deposit

Costa Rican Regulatory Compliance: Origin of Funds

To comply with Costa Rica's anti-money laundering (AML) regulations, foreign buyers must provide proof of income/source of funds.

- Required: Attestation of income by a Certified Public Accountant (CPA)
- A preferred rate of \$300.00 + tax with ABACUS, a trusted Costa Rican accounting firm
- Attestation of funds WILL require disclosure of sensitive financial information
- Document exchange will be handled through encrypted secure portal, and shared only with authorized parties (e.g., CPA, bank, or as authorized by you)

If you have any questions or need help getting started with the CPA process, please contact us at solea@tlaservices.com.