

HOW TO FIND CONTACT INFORMATION FOR A PROPERTY OWNER

Chambers of Commerce

Your local Chamber office can be a great resource for information regarding businesses in your area. Visit or call your local Chamber of Commerce and inquire about property ownership. They might not be able to provide a phone number, but the person you are talking with might know the name of the owner, especially if it is a locally owned business or property.

You can also visit your local Chamber's website. As an example, our local Chamber of Commerce site has a business directory and a "Rep Info" section which includes contact information for the business, including name(s) of who to contact.

Tax Assessors

Every state has an office that handles the assessment of properties. The name of the office might differ: Assessor, Auditor, County Clerk, Treasurer, and more. These offices are responsible for the assessment of property taxation. Thus, the tax assessor's office most likely has some information on the property.

You can search the tax assessor's website, but you might need information like street address, plat number, lot and block, and/or other detailed information. Also, some assessor's offices will not provide owner information on their website, therefore you might need to make a trip to their office.

Public Records

Most local governments require a business license from anyone opening a business in their jurisdiction. The public records in your area may include new business filings, corporate filings, status of business licenses, and business trademarks. Many of the records also give basic information about the business owner with the license.

Any real estate the company buys or sells is recorded with the county registry of deeds. This information might be available through an online search. If not, most recorder's offices are located in the county courthouse. The deed will show the transfer of property as well as who the property was purchased from.

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Better Business Bureau

The Better Business Bureau website allows you to search for businesses in a specified area by category, business name, URL, email address, or phone number. Under the business profile, you can find a listed phone number, type of entity, business management, and contact information. The phone number most likely will not be the property owner's direct line, but the business management and contact information section can give you a better understanding of who to ask for when reaching out to the business.

Property Managers

The owner of the property may not be around for the day-to-day activity of the building, but a property manager will be. Depending on the property manager's level of authority, they could be the decision maker or an influencer on matters like insurance. If you are having a hard time finding the property manager's number, you could ask the tenants, visit the location, or look for a "for rent" sign at the property that includes a phone number.

Do Not Call Registry

It is important that you check the phone numbers you receive against the Do Not Call Registry. You do not want to solicit someone for business who is listed on the registry as you could have someone file a complaint against you.

Do you have a different way you have found useful for finding a property owner's contact information? Tell us about it at info@pekininsurance.com.

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