



Are your Legal Description tools a little outdated?

LegalEaseTM

Perfect Descriptions in minutes!

What is LegalEase?

LegalEase is an easy to use legal description processor for use with **"Sight" Survey**, and **Survey 4.0** from Simplicity Systems. With **LegalEase**, writing a legal description is as simple as inverting around the subject property by entering point numbers. And, since **LegalEase** runs from within your Simplicity COGO program, you have access to all the COGO routines you need to create legal descriptions in minutes. You can even access defined figures!

LegalEase automatically handles several geometric conditions in both closed and open ended traverses, including:

- ♦ Point of Beginning followed by a tangent leg;
- ♦ Point of Beginning followed by a curving leg;
- ♦ Tangent, non-tangent, reverse and compound curves;
- ♦ Curve-to-line and line-to-curve intersections.
- ♦ Tangent and non-tangent curves at the Point of Beginning;

LegalEase offers a selection of geometric phrases for you to select from and/or edit, as well as a choice of customizable captions and ending phrases. If you wish, you may even write and save your own phrases. *The end result is a perfect legal description every time, in a style that is always consistent with the high standards you set for your work!*

How flexible is LegalEase?

LegalEase is very flexible, offering you several configuration options that work hand in hand with your COGO configuration to provide total control over your legal description preparations. These include:

Angular Dimensions as:

- ♦ N 00 00' 00" E
- ♦ North 00 00' 00" East
- ♦ North 00 degrees 00 minutes 00 seconds East
- ♦ Fully spelled out
- ♦ N.Az.0g.
- ♦ North azimuth 0g.
- ♦ North azimuth of 0 grads

Approximate Directions as:

- ♦ North/South/East/West
- ♦ north/south/east/west
- ♦ Northerly/Southerly/Easterly/Westerly
- ♦ northerly/southerly/easterly/westerly

Distance Precision:

- ♦ 0-6 decimal places

Angular Precision:

- ♦ 0-3 decimal places for angles
- ♦ 0-6 decimal places for grads

Area Precision:

- ♦ 0-6 decimal places for both primary and secondary units

Distance Dimensions as:

- ♦ 123.50'(m.)
- ♦ 123.50 feet(meters)
- ♦ Fully spelled out

Cardinal Directions as:

- ♦ North/South/East/West
- ♦ due North/due South/due East/due West
- ♦ Bearing or Azimuth

Area Units:

- ♦ Square Feet, with or without Acres
- ♦ Square Meters, with or without Hectares
- ♦ Square meters, with or without Cuerdas

Text Case:

- ♦ Capitalize as needed
- ♦ All upper case

How does LegalEase work?

The process begins in **"Sight" Survey** or **Survey 4.0** by selecting the **Write Legal File** routine. Automatically, the **Start** command allows you to enter a beginning point number. After entering the beginning point the **Inverse** command appears so you can enter the points that make up your description. If you are inverting from a commencing point to the Point of Beginning, select the **Start** command once more upon your arrival. Now create or retrace the tract to be described using the vast array of coordinate geometry commands. When you finish inverting the courses, select the **Area** routine to close the description and automatically add or omit the area as necessary.

You can streamline the process by using **Defined Figures**. Simply assign the point numbers used to construct your tract(s) to a defined figure name(s). Then when you access the **Write Legal File** routine and you are asked to enter a starting point number, just enter the figure name. Writing a series of descriptions based on the same coordinate file couldn't be faster or easier!

To process your description within **"Sight" Survey**, simply select the **Process LegalEase File** routine and in a few moments, your normal word processing program will appear with your description, ready for you to proof, edit, save and/or print! In **Survey 4.0**, select the **LegalEase Processor** routine. At this point you may change your configuration settings and/or edit phrases, or continue processing. Select an appropriate caption, filling in any necessary information. In a few seconds, an edit window will appear with your description, ready for you to proof, edit, save and/or print.

Easy? You bet! *And because data is imported directly from "Sight" Survey or Survey 4.0, you know your description is accurate!*

Runs inside "Sight" Survey or Survey 4.0

One important point to remember is that **LegalEase** runs right inside **"Sight" Survey** or **Survey 4.0**. In fact, the **Write Legal File** mode is an integral part of the coordinate geometry routines. This means that all the COGO tools you need to construct the tract to be described, from inverse to traverse to closure and adjustment, from intersections to inscribing arcs, even defined figures, are all there to make your description writing faster and easier!

Simplicity COGO Required, But

Yes it's true, **LegalEase** does require a Simplicity COGO program in order to function. In fact, it will not

run as a stand-alone program. *But consider this...* Even if you don't normally use our COGO software, **LegalEase** can still be a very economical solution to your legal description problems. Why? We have gone to great lengths to make our COGO programs compatible with data generated by nearly every other COGO program on the market today. In most cases, you may use your existing data files to write descriptions. Buying Simplicity COGO and **LegalEase** is still far less expensive than other, similar alternatives. Plus as a bonus, you get a great, feature packed COGO program that is data compatible with the COGO program you may now be using! And, when you think about what other manufacturers are charging for a site license these days, our compatibility really pays off!

What are you waiting for?

In the time that you spent reading this page, you could have written your first LegalEase description! If you can completely write a legal description that fast, what will that do for you and your bottom line? Every time you use **LegalEase**, you could be freeing up to an hour of your time, maybe more. Use that time to complete other jobs and increase revenues without putting in more hours. Take a moment to think about that, but don't take too long. *After all, time is money.*

90
Day*

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