**JOINT OWNERSHIP**

**TENANCY IN COMMON**

Documents Included:
- Deed or A/L
- Tax Certificate

**ADVANTAGES**
1. Retain some control
2. Multiple ownership possible
3. Freely transferrable

**DISADVANTAGES**
1. Subject to creditor claims
2. Loss of control (from 100%) 
3. No tax planning 
4. Consents
   - Mortgagee 
   - Lessor
5. Recording/Filing Fees ($25.00-$50.00+)
6. Freely transferrable
7. Subject to Probate

**JOINT TENANCY**

Documents Included:
- Deed or A/L
- Tax Certificate

**ADVANTAGES**
1. Avoids Probate
2. Cheaper than RLT or LT
3. Multiple ownership possible
4. Freely transferrable

**DISADVANTAGES**
1. Subject to creditor claims
2. Loss of Control (from 100%)
3. No tax planning
4. Consents
   - Mortgagee
   - Lessor
5. Recording/Filing Fees ($25.00-$50.00+)
6. Freely transferrable

**TENANCY BY THE ENTIRETY**

Documents Included:
- Deed or A/L
- Tax Certificate

**ADVANTAGES**
1. Avoids Probate
2. Cheaper than RLT or LT
3. Avoids individual creditors
4. Not freely transferrable

**DISADVANTAGES**
1. Need spouse's signature (not freely transferrable)
2. Loss of control (from 100%)
3. No tax planning
4. Consents
   - Mortgagee
   - Lessor
5. Recording/Filing Fees ($25.00-$50.00+)