

District Attorney Marc Bennett  
18<sup>th</sup> Judicial District of Kansas



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For Immediate Release, April 22, 2025

**WICHITA, KAN.** – The Consumer Protection Division of the Office of the District Attorney warns residents of Sedgwick County to exercise extreme caution regarding unsolicited mailers offering home warranty services. The Division was recently informed about this postcard mailed to a senior citizen in Sedgwick County.

The bold, large font title stating “County Deed Records” is deceptive, given that the mailer has no association with the County or the homeowner’s deed. It appears designed to scare consumers into acting out of fear, concerned there may be an issue involving their property ownership. The real subject matter of the mailing is a homeowner’s warranty, some of which may cost thousands of dollars per year and can be difficult to cancel.

In addition, the statement “REGISTRATION IS REQUIRED FOR CONTINUED PROTECTION” and references to “a lapse in coverage” and “uninterrupted protection” are also deceptive because they imply the homeowner had warranty coverage in the past when that is not true.

In addition to the deception, the Consumer Protection Division also warns consumers to question the legitimacy of any mailer, such as this one, that does not clearly identify who the sender is.

Please look out for your friends and neighbors too, especially those who may be experiencing cognitive decline. These types of mailers intentionally prey on their anxieties, vulnerabilities and ability to recall events.

**District Attorney Marc Bennett**  
***18<sup>th</sup> Judicial District of Kansas***

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CONTACT: DAN DILLON, MEDIA COORDINATOR 316-660-3707

[Dan.Dillon@SEDGWICK.GOV](mailto:Dan.Dillon@SEDGWICK.GOV)

# County Deed Records

<b>Type of Location</b> Dwelling	<b>Component Element Carrier</b> Mechanical Systems	<b>Coverage Area</b> Inside / Outside	
<b>Expiration Date</b> 1-17-2025	<b>Notice Date</b> 12-30-2024	<b>Home Inspection</b> Waived	<b>Usage Limit</b> Continual

REGISTRATION ID: [REDACTED] PIN: [REDACTED]  
 Warranty Replacement Notice  
 CALL 1-888-413-[REDACTED] for uninterrupted protection.

Hours of Operation:  
 Monday-Friday 7:00am - 7:00pm CST, Saturday 10:00am - 4:00pm CST



REGISTRATION IS REQUIRED  
 FOR CONTINUED PROTECTION

Dear [REDACTED],

This is your Warranty Replacement notice advising you to contact our offices so you do not have a lapse in coverage for all available covered components. With active services, all repairs and replacements will be covered that reflect your updated paperwork. Call 1-888-413-[REDACTED] now before it's too late and your expiration date expires leaving your home at risk of expensive repairs and/or product replacement.



# Home Warranty Division

First-Class Mail  
 Presorted  
 U.S. Postage Paid  
 St. Louis, MO  
 Permit No. 1999

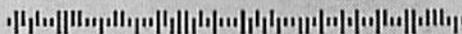
<b>Type of Location</b> Dwelling	<b>Component Element Carrier</b> Mechanical Systems	<b>Coverage Area</b> Inside / Outside	
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WARRANTY REPLACEMENT

T72.175