

AI-Powered Document Search for Auditors

Every document. Every word. Fully word searchable: without replacing the systems your office already depends on.

THE CHALLENGES

Auditor offices are managing more records with fewer resources every year. Do these challenges sound familiar?

- ☐ Search land transfer books by S/T/R or Subdivision.
- ☐ FOIA requests draining staff time and resources?
- ☐ Search minutes by ordinance, resolution, house address, or other topics.
- ☐ Struggling to organize and retrieve project-specific documents?
- ☐ Concerned about accessibility and ADA compliance risks?

LINCOLN AI

- **Find documents in seconds:** every word on every page is fully searchable across minutes, deeds, plats, election records, case files, and engineering files.
- **Eliminate paper bottlenecks:** Cott scans books, drawings, plats, and odd-size file records.
- **Reduce staff workload:** point requesters to your public portal; no staff time required.
- **Three access options:** staff-only access, on-site kiosk, or a public URL available anywhere.
- **Bring order to your records:** filter by date, document type, and more, beyond simple keyword search.
- **Stay compliant with confidence:** fully accessible, ADA-compliant public portals.

Save Scanning Cost

Ability to Scan Documents Yourself

Import New Documents

Add new documents to database

ADA Compliant

Free

No cost to search

Find Documents Instantly.

AI search across every word of every document — ordinance, resolution, house address, project name, zoning topic, transfer book pages. Your entire archive, at your fingertips in seconds.

Control Who Sees What.

Three portal modes: internal staff, public URL, or paid public portal. Documents are private by default. You decide what goes public. Nothing is visible without your explicit approval.

Backed by Cott. Since 1888.

Built by the team that has served county recorder and clerk offices for over 138 years. Not general-purpose AI: it is purpose-built for government records and your workflows.

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