



General Assembly

February Session, 2004

**Amendment**

LCO No. 4306

\*SB0042104306SD0\*

Offered by:

SEN. SULLIVAN, 5<sup>th</sup> Dist.

To: Subst. Senate Bill No. 421

File No. 591

Cal. No. 423

**"AN ACT CONCERNING ADMINISTRATION OF VARIOUS STATE TAXES."**

1 After the last section, add the following and renumber sections and  
2 internal references accordingly:

3 "Sec. 501. Section 12-494 of the general statutes, as amended by  
4 section 40 of public act 03-2, is repealed and the following is  
5 substituted in lieu thereof (*Effective from passage*):

6 (a) There is imposed a tax on each deed, instrument or writing,  
7 whereby any lands, tenements or other realty is granted, assigned,  
8 transferred or otherwise conveyed to, or vested in, the purchaser, or  
9 any other person by his direction, when the consideration for the  
10 interest or property conveyed equals or exceeds two thousand dollars,  
11 (1) subject to the provisions of subsection (b) of this section, at the rate  
12 of five-tenths of one per cent of the consideration for the interest in real  
13 property conveyed by such deed, instrument or writing, the revenue  
14 from which shall be remitted by the town clerk of the municipality in  
15 which such tax is paid, not later than ten days following receipt

16 thereof, to the Commissioner of Revenue Services for deposit to the  
17 credit of the state General Fund, and (2) at the rate of one-fourth of one  
18 per cent of the consideration for the interest in real property conveyed  
19 by such deed, instrument or writing, and on and after July 1, [2004]  
20 2005, at the rate of eleven one-hundredths of one per cent of the  
21 consideration for the interest in real property conveyed by such deed,  
22 instrument or writing, provided the amount imposed under this  
23 subdivision shall become part of the general revenue of the  
24 municipality in accordance with section 12-499.

25 (b) The rate of tax imposed under subdivision (1) of subsection (a) of  
26 this section shall, in lieu of the rate under said subdivision (1), be  
27 imposed on certain conveyances as follows: (1) In the case of any  
28 conveyance of real property which at the time of such conveyance is  
29 used for any purpose other than residential use, except unimproved  
30 land, the tax under [said] subdivision (1) of subsection (a) of this  
31 section shall be imposed at the rate of one per cent of the consideration  
32 for the interest in real property conveyed; and (2) in the case of any  
33 conveyance in which the real property conveyed is a residential estate,  
34 including a primary dwelling and any auxiliary housing or structures,  
35 for which the consideration in such conveyance is eight hundred  
36 thousand dollars or more, the tax under [said] subdivision (1) of  
37 subsection (a) of this section shall be imposed (A) at the rate of one-  
38 half of one per cent on that portion of such consideration up to and  
39 including the amount of eight hundred thousand dollars, and (B) at the  
40 rate of one per cent on that portion of such consideration in excess of  
41 eight hundred thousand dollars; and (3) in the case of any conveyance  
42 in which real property on which mortgage payments have been  
43 delinquent for not less than six months is conveyed to a financial  
44 institution or its subsidiary which holds such a delinquent mortgage  
45 on such property, the tax under [said] subdivision (1) of subsection (a)  
46 of this section shall be imposed at the rate of one-half of one per cent of  
47 the consideration for the interest in real property conveyed.

48 (c) In addition to the tax imposed under subsection (a) of this  
49 section, any targeted investment community, as defined in section 32-

50 222, or any municipality in which properties designated as  
51 manufacturing plants under section 32-75c are located, may, on or after  
52 March 15, 2003, but prior to July 1, [2004] 2005, impose an additional  
53 tax on each deed, instrument or writing, whereby any lands, tenements  
54 or other realty is granted, assigned, transferred or otherwise conveyed  
55 to, or vested in, the purchaser, or any other person by his direction,  
56 when the consideration for the interest or property conveyed equals or  
57 exceeds two thousand dollars, which additional tax shall be at the rate  
58 of one-fourth of one per cent of the consideration for the interest in real  
59 property conveyed by such deed, instrument or writing. The revenue  
60 from such additional tax shall become part of the general revenue of  
61 the municipality in accordance with section 12-499."