



General Assembly

Substitute Bill No. 5539

February Session, 2012

* HB05539PD 032612 *

AN ACT CONCERNING RECORDING FEES.

Be it enacted by the Senate and House of Representatives in General Assembly convened:

1 Section 1. Subsection (a) of section 7-34a of the 2012 supplement to
2 the general statutes is repealed and the following is substituted in lieu
3 thereof (*Effective October 1, 2012*):

4 (a) Town clerks shall receive, for recording any document, ten
5 dollars for the first page and five dollars for each subsequent page or
6 fractional part thereof, a page being not more than eight and one-half
7 by fourteen inches. Town clerks shall receive, for recording the
8 information contained in a certificate of registration for the practice of
9 any of the healing arts, five dollars. Town clerks shall receive, for
10 recording documents conforming to, or substantially similar to, section
11 47-36c, which are clearly entitled "statutory form" in the heading of
12 such documents, as follows: For the first page of a warranty deed, a
13 quitclaim deed, a mortgage deed, or an assignment of mortgage, ten
14 dollars; for each additional page of such documents, five dollars.]
15 for each marginal notation of an assignment of mortgage, subsequent
16 to the first two assignments, one dollar.] Town clerks shall receive, for
17 recording any document with respect to which certain data must be
18 submitted by each town clerk to the Secretary of the Office of Policy
19 and Management in accordance with section 10-261b, two dollars in
20 addition to the regular recording fee. Any person who offers any

21 written document for recording in the office of any town clerk, which
22 document fails to have legibly typed, printed or stamped directly
23 beneath the signatures the names of the persons who executed such
24 document, the names of any witnesses thereto and the name of the
25 officer before whom the same was acknowledged, shall pay one dollar
26 in addition to the regular recording fee. Town clerks shall receive, for
27 recording any deed, except a mortgage deed, conveying title to real
28 estate, which deed does not contain the current mailing address of the
29 grantee, five dollars in addition to the regular recording fee. Town
30 clerks shall receive, for filing any document, five dollars; for receiving
31 and keeping a survey or map, legally filed in the town clerk's office,
32 five dollars; and for indexing such survey or map, in accordance with
33 section 7-32, five dollars, except with respect to indexing any such
34 survey or map pertaining to a subdivision of land as defined in section
35 8-18, in which event town clerks shall receive fifteen dollars for each
36 such indexing. Town clerks shall receive, for a copy, in any format, of
37 any document either recorded or filed in their offices, one dollar for
38 each page or fractional part thereof, as the case may be; for certifying
39 any copy of the same, two dollars; for making a copy of any survey or
40 map, the actual cost thereof; and for certifying such copy of a survey or
41 map, two dollars. Town clerks shall receive, for recording the
42 commission and oath of a notary public, ten dollars; and for certifying
43 under seal to the official character of a notary, two dollars.

44 Sec. 2. Section 7-29 of the general statutes is repealed and the
45 following is substituted in lieu thereof (*Effective October 1, 2012*):

46 (a) When any town clerk has recorded any instrument that the town
47 clerk knows to be a release, partial release or assignment of a mortgage
48 or lien recorded on the records of such town, the town clerk shall make
49 a notation on the first page where such mortgage or lien is recorded,
50 stating the book and page where such release, partial release or
51 assignment is recorded, except that a manual notation of such release,
52 partial release or assignment shall not be required if such town clerk
53 provides public access to an electronic indexing system that combines
54 the grantor index and the grantee index of the town's land records.

55 (b) On and after October 1, 2012, a separate document shall be
56 required for each property for which a release, partial release or
57 assignment of mortgage or lien is recorded, except that if the
58 instrument being released, partially released or assigned encumbers
59 more than one property, a single document may be recorded.

This act shall take effect as follows and shall amend the following sections:		
Section 1	October 1, 2012	7-34a(a)
Sec. 2	October 1, 2012	7-29

Statement of Legislative Commissioners:

The new language in Sec. 2 was made part of Sec. 7-29 for codification purposes.

PD *Joint Favorable Subst.*