



Lisa Sandberg

Final Analysis
Legislative Service Commission

Am. H.B. 470
124th General Assembly
(As Passed by the General Assembly)

Reps. Faber, Grendell, Willamowski, Seitz, Manning, Womer Benjamin, Hughes, Callender, Schmidt, Coates

Effective date: *

ACT SUMMARY

- Modifies the statutory form of a general warranty deed, limited warranty deed, deed of executor, administrator, trustee, guardian, receiver, or commissioner, quit-claim deed, mortgage, survivorship deed, and transfer on death deed to remove from the form in the statute the acknowledgment of the instrument by the person executing it and the signature of the judge or an officer who must take the acknowledgment.
- Declares an emergency.

CONTENT AND OPERATION

Statutory document forms

The act modifies the statutory form for a general warranty deed, a limited warranty deed, a deed of an executor, administrator, trustee, guardian, receiver, or commissioner, a quit-claim deed, a mortgage, a survivorship deed, and a transfer on death deed. It replaces the existing statement in those forms:

"Executed before me on day of by, who, under penalty of perjury in violation of section 2921.11 of the Revised Code, represented to me to be said person.

.....
(Signature of Judge or Officer
Taking the Acknowledgment)"

* *The Legislative Service Commission had not received formal notification of the effective date at the time this analysis was prepared. Additionally, the analysis may not reflect action taken by the Governor.*

with the following statement:

"Executed this day of

.....
(Signature of Grantor)"

(R.C. 5302.05, 5302.07, 5302.09, 5302.11, 5302.17, and 5302.22)

The act includes in R.C. 5302.12 the same statement as set forth above, but instead of "(Signature of Grantor)" under the signature line, the act includes "(Signature of Mortgagor)" under the signature line (R.C. 5302.12).

Effective date

The act contains an emergency clause and specifies February 1, 2002, as the effective date of its operative provisions (Sections 3 and 4).

HISTORY

ACTION	DATE	JOURNAL ENTRY
Introduced	01-15-02	p. 1230
Reported, H. Civil & Commercial Law	01-16-02	pp. 1238-1239
Passed House (99-0)	01-22-02	pp. 1244-1245
Reported, S. Judiciary on Civil Justice	01-30-02	p. 1375
Passed Senate (33-0)	01-30-02	pp. 1405-1406

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