

SOLICITATION OF DEEDS ACT (EXCERPT)
Act 79 of 2016

445.1033 Soliciting fee for providing copy of deed; statement on document required; contents; form; rules; fee; limitation; furnishing copy of document to county office of register of deeds.

Sec. 3.

(1) A person soliciting a fee for providing a copy of a deed or a free copy of a deed in connection with the solicitation for any other service or product shall state on the top of the document used for the solicitation, in at least 24-point type, all of the following:

(a) That the solicitation is not from a public body.

(b) That no action is legally required by the person being solicited.

(c) The statutory fee for, or the cost of, obtaining a copy of the deed from the public body that has custody of the record.

(d) The information necessary to contact the public body that has custody of the deed.

(e) The name and physical address of the person soliciting the fee.

(2) The document used for a solicitation under this section shall not be in a form or use deadline dates or other language that makes the document appear to be a document issued by a public body or that appears to impose a legal duty on the person being solicited. The department may promulgate rules specifying the contents and form of the solicitation document.

(3) A person soliciting a fee for providing a copy of a deed shall not charge a fee of more than 4 times the statutory fee charged by the public body that has custody of the deed for a copy of that deed.

(4) A person soliciting a fee from property owners for providing a copy of a deed shall furnish the office of the register of deeds of each county where the solicitations are to be distributed with a copy of the document that will be used for those solicitations not less than 15 days before distributing the solicitations.

History: 2016, Act 79, Eff. July 11, 2016