

**SB 1552 -1 STAFF MEASURE SUMMARY**

**Senate Committee On Housing and Development**

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**Meeting Dates:** 2/12

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**WHAT THE MEASURE DOES:**

The measure requires a county clerk to notify an owner of real property when an instrument that affects the title of the property is presented to be recorded. It makes an exception if this instrument is presented by a financial institution, an insurer, or an attorney, or a representative of one of these. The measure allows the clerk to charge the person who presents an instrument requiring owner notification a fee of \$20 per instrument, or the actual cost to the clerk of providing the notice, whichever is less.

*Fiscal impact: May have fiscal impact, but no statement yet issued*

*Revenue impact: No revenue impact*

**ISSUES DISCUSSED:**

**EFFECT OF AMENDMENT:**

-1 The amendment restricts the recipients of required notice to owners of noncommercial residential real property. It makes the notice requirements operative on January 1st, 2029, but allows county clerks to take any necessary actions to implement the substance of the bill before the operative date.

**BACKGROUND:**

[ORS 205.130](#) delineates the recording duties of a county clerk, chief of which is keeping records of real property within the county, including deeds, mortgages and “a record of all maps, plats, contracts, powers of attorney and other interests affecting the title to real property required or permitted by law to be recorded.” Under current law, the duties of the county clerk do not include notification of anyone.