



General Assembly

Substitute Bill No. 7108

January Session, 2019



AN ACT CONCERNING THE EXECUTION OF LAND CONVEYANCE DOCUMENTS.

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

1 Section 1. Subsection (a) of section 47-5 of the general statutes is
2 repealed and the following is substituted in lieu thereof (*Effective*
3 *October 1, 2019*):

4 (a) All conveyances of land shall be: (1) In writing; (2) if the grantor
5 is (A) a natural person, subscribed, with or without a seal, by the
6 grantor with his own hand or with his mark with his name annexed to
7 it or by his agent authorized for that purpose by a power (i) executed,
8 acknowledged and witnessed in the manner provided for
9 conveyances, or [if the grantor is] (ii) executed, acknowledged and
10 witnessed in the same manner provided for in section 1-350d, as
11 amended by this act, and subsection (a) of section 1-350r, or (B) a
12 corporation, limited liability company or partnership, subscribed by a
13 duly authorized person; (3) acknowledged by the grantor, his agent or
14 such duly authorized person (A) to be his free act and deed, or (B) in
15 any manner permitted under chapter 6 or chapter 8; and (4) attested to
16 by two witnesses with their own hands.

17 Sec. 2. Section 1-350d of the general statutes is repealed and the
18 following is substituted in lieu thereof (*Effective October 1, 2019*):

19 A power of attorney must be dated and signed by the principal or in
20 the principal's conscious physical presence by another individual
21 directed by the principal to sign the principal's name on the power of
22 attorney and witnessed by two witnesses. A signature on a power of
23 attorney is presumed to be genuine if the principal acknowledges the
24 signature before a notary public, a commissioner of the Superior Court
25 or other individual authorized by law to take acknowledgments.

This act shall take effect as follows and shall amend the following sections:		
Section 1	<i>October 1, 2019</i>	47-5(a)
Sec. 2	<i>October 1, 2019</i>	1-350d

JUD *Joint Favorable Subst.*