

HOUSE BILL 479

By Beck

AN ACT to amend Tennessee Code Annotated, Title 8, Chapter 13; Title 23, Chapter 3; Title 66, Chapter 5, Part 1 and Title 66, Chapter 24, relative to conveyances of real property.

BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF TENNESSEE:

SECTION 1. Tennessee Code Annotated, Title 66, Chapter 5, Part 1, is amended by adding the following as a new section:

66-5-105.

(a) A deed of conveyance of real property shall be prepared by a licensed attorney or the owner of the real property.

(b) The deed shall be filed by the attorney or owner with the county register of deeds in the county in which the real property is located.

SECTION 2. Tennessee Code Annotated, Section 8-13-108(a), is amended by adding the following as a new, appropriately designated subdivision:

Verify that a deed of conveyance of real property was prepared by a licensed attorney or the owner of the real property, pursuant to § 66-5-105, and note the verification on the deed;

SECTION 3. Tennessee Code Annotated, Section 66-24-101, is amended by adding the following as a new, appropriately designated subsection:

The county register may refuse to register any deed of conveyance of real property that is not prepared by a licensed attorney or the owner of the real property.

SECTION 4. This act shall take effect July 1, 2015, the public welfare requiring it, and shall apply to conveyances of real property occurring on or after that date.