

1                   A bill to be entitled  
 2           An act relating to certified copies of deeds of  
 3           conveyance of real property; amending s. 695.19, F.S.;  
 4           providing a limitation on the amount that a business  
 5           entity may charge for furnishing a certified copy of a  
 6           deed of conveyance of real property unless the  
 7           business entity makes certain disclosures in a  
 8           solicitation offering to furnish a certified copy of a  
 9           deed of conveyance of real property; providing an  
 10          effective date.

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Be It Enacted by the Legislature of the State of Florida:

Section 1. Section 695.19, Florida Statutes, is amended to read:

695.19 Certified copies of recorded instruments may be recorded.—

(1) Certified copies of deeds, mortgages, powers of attorney, and all other instruments of any kind which have been or may hereafter be duly recorded or filed among the public records of any county in this state may be recorded or rerecorded among the public records of any other county in this state as fully and in the same manner and with like effect as if such certified copy were the original instrument.

(2) Any business entity that furnishes a certified copy of a deed of conveyance of real property to a grantor or grantee named in the deed:

(a) May charge no more than 4 times the actual amount

HB 1469

2012

29 charged by the clerk of court for issuance of the certified copy  
30 or \$12 more than the actual amount charged by the clerk of  
31 court, whichever is greater; or

32 (b) Must disclose in any solicitation offering to furnish  
33 a certified copy of a deed of conveyance of real property the  
34 actual amount that the clerk of court charges for issuing a  
35 certified copy, the actual amount that the business charges for  
36 furnishing a certified copy, and the website address and  
37 telephone number that may be used by an individual to order a  
38 certified copy of a deed of conveyance directly from the clerk  
39 of court.

40 Section 2. This act shall take effect July 1, 2012.