



720906

LEGISLATIVE ACTION

Senate	.	House
Comm: RCS	.	
02/05/2024	.	
	.	
	.	
	.	

The Committee on Judiciary (Pizzo) recommended the following:

Senate Amendment

Delete lines 32 - 44
and insert:
Art. I of the State Constitution. The provisions of s. 696.031, Florida Statutes, are created to encourage participation in an optional program to protect real property owners from fraud in real estate transactions. The program uses the information collected to inform an owner that a contract for the sale or purchase of his or her real estate has been executed.
Information that is provided to the property appraiser pursuant



720906

12 to s. 696.031, Florida Statutes, may be considered by some
13 participants to be of a sensitive and personal nature. The
14 Legislature finds that the potential of such information about a
15 property seller being made public could have a chilling effect
16 on participation in the program and thereby negate the fraud
17 deterrent value of the program. The Legislature also finds that
18 it is a public necessity to protect persons whose name is not
19 submitted to the property appraiser pursuant to this program
20 from becoming the target of a fraudulent real property
21 conveyance by virtue of their lack of participation in the
22 program. Thus, the Legislature finds that this act serves a
23 compelling state interest. The Legislature further finds that
24 the harm that may result from the exemption of the name, mailing
25 address, e-mail address, and phone number of a seller submitted
26 to a property appraiser outweighs any public benefit that may be
27 derived from the disclosure of such information.

28 Section 3. This act shall take effect on the same date that
29 SB 526 or other similar legislation takes effect, if such