

"Section 8. The County Auditor shall appoint and employ one chief deputy, who shall be paid the sum of Thirty-six Hundred (\$3,600.00) Dollars per annum; one chief accountant who shall be paid the sum of \$3,600.00 per annum, one-half of which salary shall be paid from the road and bridge fund; one deputy, who shall act as clerk to the County Board who shall be paid the sum of \$3,000.00 per annum; one deputy who shall be paid the sum of \$2,500.00 per annum; one draftsman who shall be paid the sum of \$2,400.00 per annum; two assistant draftsmen, who shall each be paid the sum of \$2,300.00 per annum; two bookkeepers who shall each be paid the sum of \$2,000.00 per annum; two settlement clerks who shall each be paid the sum of \$2,200.00 per annum; six deputies who shall each be paid the sum of \$2,200.00 per annum; three clerks who shall be paid the sum of \$2,100.00 per annum; four clerks who shall each be paid the sum of \$1,900.00 per annum; seven clerks who shall each be paid the sum of \$1,800.00 per annum; *eight* clerks who shall be paid the sum of \$1,500.00 per annum."

Approved April 20, 1931.

CHAPTER 272—S. F. No. 1032

An act approving certain printed forms of conveyancing and legal instruments and fixing fees for recording the same and fixing fees for recording other instruments not on or in accordance with such forms.

Be it enacted by the Legislature of the State of Minnesota:

Section 1. **Forms approved.**—The several forms of deeds, mortgages, land contracts, assignments, satisfactions and other conveyancing instruments heretofore prepared by the uniform conveyancing blank commission and filed by said commission with the secretary of state pursuant to Chapter 34, Laws 1931, are hereby

approved and recommended for use in the State of Minnesota. Such forms shall be kept on file with and be preserved by the secretary of state as a public record.

Sec. 2. Board to provide copies of forms.—The board of county commissioners of each county in this state shall provide the register of deeds and the judge of probate of their respective counties with one copy of each form so approved, a copy of chapter 34, laws 1931, a copy of this act, a copy of the certificate of the Minnesota uniform conveyancing blank commission contained in the book of forms filed in the office of the secretary of state, and a copy of his filing certificate, to be certified as herein provided. Upon presentation to him of sufficient number of true copies of such forms, laws and certificates, in book form, to carry out this provision, the secretary of state shall, without charge, certify the same to be true copies thereof. Each register of deeds and each judge of probate shall thereafter preserve one such certified copy on file in their respective offices for the convenient use of the public.

Sec. 3. Fees for recording.—Whenever, after March 1, 1933, except in counties using a photographic method of recording, there shall be offered for record to any register of deeds any instrument of a kind for which a printed form is hereby approved, which is not upon such printed form or which varies therefrom as hereafter provided, the fees for recording such instrument shall be as fixed by existing laws applicable thereto, except that in addition to the regular recording fee an extra charge equal to twenty-five per cent (25%) thereof shall be made. The writing or typing in blank spaces of more than two folios of written or typewritten matter shall be construed a variation from such forms, but any change in mechanical make-up of such printed forms such as variations of type-style, space between printed lines, or the omission of or change in length of leader lines; the addition of one or more certificates of acknowledgments or certificates pertaining thereto shall not constitute a variation from such approved forms but shall be charged for at the rate fixed by law; and provided further that forms approved by the 1929 uniform conveyancing blank commission shall not be construed a variation from such approved forms.

Sec. 4. Uniform fees.—In order to promote uniformity in fees throughout the state for recording instruments on such approved printed forms, the fees set forth in the following schedule

are hereby fixed as the maximum fees to be charged for recording any such instrument on such printed form without variation therefrom:

SCHEDULE OF FEES

<i>Form No.</i>	<i>Nature of Instrument</i>	<i>Fee</i>
1.	Warranty Deed, Individual to Individual.....	\$1.00
2.	Warranty Deed, (Except Assessments) Individual to Individual	1.00
3.	Warranty Deed, Individual to Corporation.....	1.00
4.	Warranty Deed, (Except Assessments) Individual to Corporation	1.00
5.	Warranty Deed, Individual to Joint Tenants.....	1.25
6.	Warranty Deed, (Except Assessments) Individual to Joint Tenants	1.25
7.	Warranty Deed, Corporation to Individual.....	1.25
8.	Warranty Deed, (Except Assessments) Corporation to Individual	1.25
9.	Warranty Deed, Corporation to Corporation.....	1.25
10.	Warranty Deed, (Except Assessments) Corporation to Corporation	1.25
11.	Warranty Deed, Corporation to Joint Tenants.....	1.25
12.	Warranty Deed, (Except Assessments) Corporation to Joint Tenants	1.50
13.	Warranty Deed, (Statutory Short Form) by Individual..	.75
14.	Warranty Deed, (Statutory Short Form) by Corporation	1.00
15.	Limited Warranty Deed, Individual to Individual.....	1.00
16.	Limited Warranty Deed, (Except Assessments) Individual to Individual	1.00
17.	Limited Warranty Deed, Individual to Corporation.....	1.00
18.	Limited Warranty Deed, (Except Assessments) Individual to Corporation	1.00
19.	Limited Warranty Deed, Individual to Joint Tenants....	1.25
20.	Limited Warranty Deed, (Except Assessments) Individual to Joint Tenants.....	1.25
21.	Limited Warranty Deed, Corporation to Individual....	1.25
22.	Limited Warranty Deed, (Except Assessments) Corporation to Individual	1.25
23.	Limited Warranty Deed, Corporation to Corporation....	1.25
24.	Limited Warranty Deed, (Except Assessments) Corporation to Corporation	1.25
25.	Limited Warranty Deed, Corporation to Joint Tenants..	1.25

SCHEDULE OF FEES—Continued

<i>Form No.</i>	<i>Nature of Instrument</i>	<i>Fee</i>
26.	Limited Warranty Deed, (Except Assessments) Corporation to Joint Tenants.....	1.50
27.	Quit Claim Deed, Individual to Individual.....	.75
28.	Quit Claim Deed, Individual to Corporation.....	.75
29.	Quit Claim Deed, Individual to Joint Tenants.....	.75
30.	Quit Claim Deed, Corporation to Individual.....	1.00
31.	Quit Claim Deed, Corporation to Corporation.....	1.00
32.	Quit Claim Deed, Corporation to Joint Tenants.....	1.00
33.	Quit Claim Deed, (Statutory Short Form) by Individual	.75
34.	Quit Claim Deed, (Statutory Short Form) by Corporation	1.00
35.	Probate Deed, (Private Sale under license) by Individual Representative or Guardian	1.25
36.	Probate Deed, (Private Sale under license) by Corporate Representative or Guardian	1.50
37.	Probate Deed, (per Decree for Conveyance) by Individual Representative	1.25
38.	Probate Deed, (per Decree for Conveyance) by Corporate Representative	1.50
39.	Probate Deed, (under Power in Will) by Individual Representative	1.25
40.	Probate Deed, (under Power in Will) by Corporate Representative	1.50
41.	Mortgage Deed, Individual to Individual.....	1.75
42.	Mortgage Deed, Individual to Corporation.....	1.75
43.	Mortgage Deed, Corporation to Corporation.....	2.00
44.	Mortgage Deed, (Assignment of Rent Clause) Individual to Individual	3.00
45.	Mortgage Deed, (Assignment of Rent Clause) Individual to Corporation	3.00
46.	Assignment of Mortgage, by Individual.....	.75
47.	Assignment of Mortgage, by Corporation.....	1.00
48.	Extension of Mortgage, by Individual.....	1.25
49.	Extension of Mortgage, by Corporation and Individual..	1.50
50.	Satisfaction of Mortgage, by Individual.....	.75
51.	Satisfaction of Mortgage, by Corporation.....	.75
52.	Partial Release of Mortgage, by Individual.....	.75
53.	Partial Release of Mortgage, by Corporation.....	1.00
54.	Contract for Deed, Individual Vendor.....	1.50
55.	Contract for Deed, Individual to Joint Tenants.....	1.50

SCHEDULE OF FEES—Continued

<i>Form No.</i>	<i>Nature of Instrument</i>	<i>Fee</i>
56.	Contract for Deed, Corporation Vendor.....	1.75
57.	Contract for Deed, Corporation to Joint Tenants.....	1.75
58.	Assignment of Contract for Deed, by Individual Vendor, Vendee, or Assignee75
59.	Assignment of Contract for Deed, by Corporation Vendor, Vendee or Assignee.....	.75
60.	Cancellation of Contract for Deed, Notice and Affidavits	1.50
61.	Partial Payment Certificate, (Mortgage or Contract) by Individual75
62.	Partial Payment Certificate, (Mortgage or Contract) by Corporation75
63.	Power of Attorney, (General Form).....	.75
64.	Power of Attorney to Foreclose Mortgage, by Individual	.75
65.	Power of Attorney to Foreclose Mortgage, by Corporation75
66.	Notice of Mortgage Foreclosure Sale Under Power of Sale (included in No. 67)	
67.	Sheriff's Certificate and Foreclosure Record, Under Power of Sale in Mortgage.....	4.50
68.	Sheriff's Certificate, Sale under Decree of Mortgage Foreclosure	1.25
69.	Sheriff's Certificate, Sale under Decree of Mechanic's Lien Foreclosure	1.25
70.	Sheriff's Certificate, Sale under Execution.....	1.25
71.	Assignment of Sheriff's Certificate, by Individual.....	.75
72.	Assignment of Sheriff's Certificate, by Corporation.....	1.00
73.	Affidavit of Additional Amount on Redemption.....	1.00
74.	Notice of Intention to Redeem, by Individual.....	.75
75.	Notice of Intention to Redeem, by Corporation.....	1.00
76.	Certificate of Redemption, by Individual.....	.75
77.	Certificate of Redemption, by Corporation.....	1.00
78.	Certificate of Redemption, by Sheriff.....	1.00
79.	Mechanic's Lien Statement, by Individual.....	1.00
80.	Mechanic's Lien Statement, by Corporation.....	1.00
81.	Assignment of Mechanic's Lien, by Individual.....	.75
82.	Assignment of Mechanic's Lien, by Corporation.....	.75
83.	Satisfaction of Mechanic's Lien, by Individual.....	.75
84.	Satisfaction of Mechanic's Lien, by Corporation.....	.75
85.	Notice of Lis Pendens.....	.75

SCHEDULE OF FEES—Continued

<i>Form No.</i>	<i>Nature of Instrument</i>	<i>Fee</i>
86.	Notice of Lis Pendens, Foreclosure of Mechanic's Lien.	1.00
87.	Discharge of Notice of Lis Pendens, (Partial or Complete75
88.	Decree of Distribution	1.50
89.	Decree of Distribution of Exempt Estate.....	1.50
90.	Decree of Descent.....	1.25
91.	Decree of Conveyance, Pursuant to Decedent's Contract	1.25
92.	Order of License to Sell Land at Private Sale.....	1.25
93.	Order Confirming Sale made Pursuant to License.....	1.50

In the event that such instrument shall affect more than three lots or parcels of land and the register of deeds of the county to which it is presented for record maintains a tract index, there shall be made an additional charge for indexing such descriptions in excess of three in accordance with the provisions of Section 877, General Statutes 1923, or any act amendatory thereof. In calculating such additional charge the provisions of such law fixing additional charges for indexing the first and subsequent descriptions contained in any instrument shall apply to the fourth and subsequent descriptions contained in any instrument on a form approved hereby; the intent hereof being that no additional charge shall be made for indexing the first three lots or parcels of land described in such instrument.

Sec. 5. Standard forms established.—The intent of this act is to establish a standard set of printed forms which may be used in the State of Minnesota for real estate conveyancing and to fix and make uniform the fee for recording instruments drawn on such forms and for other instruments which do not conform thereto, but passage of this act shall not in any way change present rules of construction applicable to any of said instruments or to the contents thereof.

Sec. 6. Minnesota Uniform Conveyancing Blanks.—The forms herein approved and recommended for use may be referred to as "Minnesota Uniform Conveyancing Blanks (1931)."

Sec. 7. Effective January 1, 1932.—This act shall be in effect from and after January 1, 1932.

Approved April 20, 1931.