



To: All New York Policy Issuing Agents of WFG National Title Insurance Company
From: WFG Underwriting Department
Date: February 26, 2020
Bulletin No: NY 2020-06
Subject: Additional Recording Fee- Real Property Law Section 291

Effective March 11, 2020 there will be a \$10 fee added to all Residential deed and mortgage recordings.

On January 11, 2020 Governor Cuomo signed an amendment to Real Property Law Section 291 that requires the County Clerk to notify the owner of record of residential real property when a document is recorded affecting the property. The law allows a reasonable fee to be assessed for said notices.

The New York State Association of County Clerks has determined that a fee of \$10 per document is reasonable and will be charged on all residential conveyances in New York State which are submitted for recording on or after March 11, 2020.

Please note, the law is not clear on whether the term “Conveyance” includes the recording of a mortgage document in addition to a deed, and we do not have clarification at this time. Please check with the Clerk of the county where the property is located to determine their charges and which documents it applies to. In addition, please be aware that \$10 is suggested, not mandatory, and fees may differ from County to County.

Information Bulletins are designed to provide our agents with information we think will help in managing their business or just being better title professionals, but which does not rise to the level of being an underwriting mandate and are not within the scope of the agency agreement.