

The Council of the Borough of Newtown enacted Borough Ordinance # 662 on April 12, 2005, **which was amended on February 10, 2009**, and requires that each and every purchaser, devisee, grantee or other person acquiring title to real property in Newtown Borough, in any manner whatsoever shall, within 2 days after *recording the instrument with the Bucks County Recorder of Deeds*, present to the Newtown Borough Secretary a copy of the deed or deeds and/or other instruments of conveyance.

Attached is a Real Estate Deed Registration Application Form, a list of items required when registering each application and instructions for pre-recording a deed with the Borough Secretary. These documents may be copied and distributed and **are available on the Borough website**, or for pickup at Borough Hall. No other form may be used and no other form will be accepted.

If you have any questions regarding this notice, please do not hesitate to contact the Borough Secretary at the address shown above.

THE BOROUGH OF NEWTOWN
23 North State Street
Newtown, Pa 18940
Telephone 215-968-2109

Instructions for Pre-Recording a Deed With Newtown Borough

REAL ESTATE DEED REGISTRATION

April 2005

Ordinance # 662 of the Borough of Newtown, Bucks County, Pennsylvania adopted on April 12, 2005 and amended on February 10, 2009, requires that each and every purchaser, devisee, grantee or other person acquiring title to real property in Newtown Borough, in any manner whatsoever shall, within 2 days after *recording the instrument with the Bucks County Recorder of Deeds*, present to the Newtown Borough Secretary a copy of the deed or deeds and/or other instruments of conveyance.

Applications must be printed or typed and submitted on the attached Newtown Borough Real Estate Deed Registration Application. No other form may be used and no other form will be accepted. The following items are required when registering a deed in Newtown Borough.

- 1) Borough of Newtown Real Estate Deed Registration Application
- 2) A copy of the entire Deed for Borough Tax Parcel Files which includes a written description of the property
- 3) A check in the amount of \$10 made payable to the Borough of Newtown
- 4) If this is a rental property, a completed Tenant Registry or Status of Occupancy Report must be filed with Borough Secretary within 30 days after acquisition.
- 5) New owner must sign and initial appropriate places on application form regarding acknowledgement if the property is within the Historic District

Application will be accepted during regular office hours - Monday through Friday between 9:30am and 4:30pm, or be mailed.

Status of Occupancy

Under Ordinance #319 adopted on March 12, 1974 and amended in its entirety on January 14, 1997 by Ordinance No 552, all lessors and/or owners *within 30 days after acquisition*, rental or availability for rental, shall report to the Borough of Newtown the number of parcels or units of real estate presently or hereafter rented or available for rental and the names of the lessees or tenants on a **Status of Occupancy Report Form**. During term of ownership, any change in the occupancy of real estate rented or leased shall be reported by lessor and/or property owner to the **Newtown Borough Secretary at Council Chambers, 23 North State Street, Newtown, Pa 18940** within (10) ten days after such change. Failure to do so is punishable by a fine. If you have any questions, please do not hesitate to call the Borough Secretary at the number listed above.

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Real Estate Deed Registration Application

ALL structures in the Historic District are subject to the Historic Ordinances. This is true whether or not the structure is considered a contributing building or feature. Failure to disclose to the Buyer that the structure is in the Historic District and is subject to the regulations may have serious legal consequences. This portion of the form must be completed and the New Owner must sign and initial in the appropriate place.

Registration # _____ Date Received _____ Date Recorded _____

Tax Parcel # 28- _____ Historic District: Yes ___ No ___ Owners Initials _____

Date of Acquiring Title _____

Property Conveyed _____
Street and Unit/Suite if applicable

Former Owner (Grantor) _____

Former Owner Mailing Address _____
Street City State Zip

Present Owner (Grantee) _____
Name

Mailing Address of Owner (if different from property address)

Street City State Zip

Mail Tax Bill To: _____
Name

Street City State Zip

Identify Number of Units _____ Check if Condo Unit _____

Identify Zoning Use

Residential _____ Owner Occupied _____ Tenant Occupied _____ or both _____

Non-Residential _____ Owner Occupied _____ Tenant Occupied _____ or both _____

SIGNATURE OF NEW OWNER _____ DATE: _____

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PROVIDE NAMES(S) & ADDRESS(S) OF PARTICIPATING
REAL ESTATE BROKERS AND/OR AGENTS

Name of Sellers Realtor _____ Firm _____ Telephone No. _____

Firms Address _____ Zip _____

Name of Buyers Realtor _____ Firm _____ Telephone No. _____

Firms Address _____ Zip _____

If property will be leased this section needs to be completed.
Please Print or Type

Tenant Registry - Status of Occupancy Report

Please provide name of tenant(s). If more than one tenant, provide list on separate page provided.

Tenant Name(s) _____ Suite/Unit# _____

Tenant Telephone _____ - _____ - _____

Tenant Emergency Contact (Name) _____

Tenant Emergency Contact (Telephone) _____ - _____ - _____

cc: Zoning Office, Emergency Services

Tenant Registry - Status of Occupancy Report
Please Print or Type

Tax Parcel # 28- _____
Address of Property _____
Property Owner (Name) _____
Property Owner (Telephone) ____ - ____ - ____

Tenant Name(s) _____ Suite/Unit# _____
Tenant Telephone ____ - ____ - ____
Tenant Emergency Contact (Name) _____
Tenant Emergency Contact (Telephone) ____ - ____ - ____

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