

**BRADFORD COUNTY
REGISTER & RECORDER
FEE SCHEDULE**

ALL DOCUMENTS DEALING WITH REAL ESTATE MUST HAVE THE PARCEL NUMBER TYPED OR WRITTEN ON THE DOCUMENT BEING RECORDED. ALL DOCUMENTS BEING SUBMITTED FOR RECORDING MUST BE IN A FORMAT THAT CAN BE REPRODUCED FOR IMAGING (IF YOU CANNOT READ IT, DO NOT SUBMIT IT FOR RECORDING).

ON ALL DOCUMENTS YOU ARE ALLOWED 4 PAGES. ANY DOCUMENT THAT IS LARGER THAN THIS IT WILL BE AT A FEE OF \$2.00 PER PAGE AFTER 4. IF THIS DOCUMENT IS NOT 4 PAGES YOU STILL HAVE TO PAY THE BASE FEE, MEANING IF THE BASE FEE IS \$76.75 FOR 4 PAGES AND YOUR DOCUMENT IS ONLY 1½ PAGES LONG YOU STILL HAVE TO PAY THE \$76.75 TO RECORD.

ON ALL DOCUMENTS YOU ARE ALLOWED 4 NAMES. ANY DOCUMENT THAT HAS MORE THAN 4 NAMES IT WILL BE AT A FEE OF 50 CENTS PER NAME AFTER 4. THIS MEANS IF YOU HAVE 10 NAMES ON THE DOCUMENT THE FIRST 4 NAMES ARE INCLUDED IN THE BASE FEE. THE OTHER 6 NAMES WOULD COST YOU \$3.00 EXTRA.

ON ALL DOCUMENTS YOU ARE ALLOWED ONE NOTARY. ANY DOCUMENT THAT HAS MORE THAN 1 NOTARY IT WILL BE AT A COST OF 50 CENTS PER NOTARY. MEANING THAT IF YOU HAVE 5 NOTARIES THE FIRST ONE IS INCLUDED IN THE BASE FEE THE NEXT 4 WOULD COST YOU 50 CENTS PER NOTARY. IF THE NOTARY HAS LISTED IN THE ACKNOWLEDGEMENT TWO PEOPLE ON THE SAME NOTARY IT WILL NOT COST YOU DOUBLE. IF YOU HAVE 4 NAMES ON THE DOCUMENT AND THE NOTARY DOES EACH ONE-SEPERATE YES YOU WILL HAVE TO PAY FOR THE EXTRA NOTARIES.

ON ALL DOCUMENTS YOU ARE ALLOWED 1 PARCEL. ANY DOCUMENT THAT HAS MORE THAN 1 PARCEL WILL BE AT A COST OF 50 CENTS PER PARCEL. MEANING THAT IF YOU HAVE 50-PARCELS LISTED ON YOUR DOCUMENT THE FIRST ONE IS INCLUDED IN THE BASE FEE THE OTHER 49 WILL COST YOU 50 CENTS PER, WHICH IS \$24.50.

**SO IF YOU HAVE READ THE ABOVE YOU WOULD COME UP WITH THIS FEE
\$76.75 BASE FEE**

NO EXTRA PAGES

\$ 3.00 EXTRA NAMES (6)

\$ 2.00 EXTRA NOTARIES (4)

\$24.50 EXTRA PARCELS (49)

SO YOUR GRAND TOTAL WOULD BE

\$106.25 TO RECORD THIS DOCUMENT

**IF YOU DO NOT UNDERSTAND THE ABOVE PLEASE FEEL FREE TO CALL
(570)- 265-1702 DURING REGULAR BUSINESS HOURS WHICH IS 8AM TO 5 PM
MONDAY-FRIDAY.**

ALL DOCUMENTS BEING SUBMITTED FOR RECORDING HAVE TO BE ORIGINAL. ALL SIGNATURES HAVE TO BE ORIGINAL MEANING NO COPIES ALLOWED FOR RECORDING UNLESS BY ORDER OF COURT.

PLEASE ALSO UNDERSTAND THAT THE STAFF IN THIS OFFICE CANNOT CHANGE THE RECORDING REQUIREMENTS OR THE FEES, ALL THEY DO IS ENFORCE THE FEES AND REQUIREMENTS. IF YOU HAVE ANY QUESTIONS ON THE FEES OR THE REQUIREMENTS PLEASE FEEL FREE TO CONTACT THE REGISTER & RECORDER.

ALL DEEDS, MORTGAGES, ASSIGNMENT OF MORTGAGE & LAND CONTRACTS MUST HAVE A CERTIFICATE OF RESIDENCE ON THE DOCUMENT WITH AN ORIGINAL SIGNATURE NO RUBBER STAMPS. (THIS IS A STATEMENT ON THE DOCUMENT ALL BY ITSELF THAT STATES THE CORRECT ADDRESS OF THE WITHIN NAMED GRANTEE, MORTGAGEE ETC IS. SAMPLE MA & PA KETTLE, 608 OLD SHACK DIRT DRIVE, TIMBUCKTOO, PA 00000 AFTER THIS STATEMENT IS WHERE YOU WOULD PUT THE ORIGINAL SIGNATURE)

ALL FEES ARE SUBJECT TO CHANGE

**BRADFORD COUNTY
REGISTER & RECORDERS OFFICE
301 MAIN STREET
TOWANDA PA 18848
PHONE (570)-265-1702
FAX (570)-265-1721
EMAIL bcregrec@bradfordco.org**

**REMOTE ACCESS SITE
www.landex.com/remote
www.landex.com/webstore
PHONE (717)-274-5890**

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DEEDS \$76.75 FOR 4 PAGES

MORTGAGES \$76.75 FOR 4 PAGES

MORTGAGE ASSIGNMENT \$63.75 FOR 4 PAGES

SUBORDINATION OF MORTGAGE \$23.50 FOR 4 PAGES

LAND CONTRACT \$63.75 FOR 4 PAGES

EASEMENT \$63.75 FOR 4 PAGES

RIGHT OF WAY \$63.75 FOR 4 PAGES (ASSIGNMENT, CANCELLATION, RELEASE, SURRENDER OR ANY OTHER THING YOU CAN THINK OF TO CALL IT)

LEASES \$63.75 FOR 4 PAGES

AGREEMENTS \$23.50 FOR 4 PAGES

POWER OF ATTORNEY \$23.50 FOR 4 PAGES

ACTION TO QUIET TITLE \$23.50 FOR 4 PAGES

AFFIDAVIT \$23.50 FOR 4 PAGES

MODIFICATION & SUBORDINATION OF MORTGAGE \$23.50 FOR 4 PAGES

AWARD OF REAL ESTATE \$23.50 FOR 4 PAGES

MISCELLANEOUS \$23.50 FOR 4 PAGES

ASSIGNMENT OF RENTS \$23.50 FOR 4 PAGES

TIMBER SALES \$23.50 FOR 4 PAGES

HIGHWAY OCCUPANCY PERMIT \$23.50 FOR 4 PAGES

HYDROCARBON CONVEYANCE \$76.75 FOR 4 PAGES

WATER WELL DEVELOPMENT \$63.75 FOR 4 PAGES

CONSERVATION CONTRACT \$76.75 FOR 4 PAGES

CLEAN & GREEN \$23.50 FLAT FEE THE ASSESSEMENT OFFICE HANDLES THE PAPER WORK (570)-265-1714 WE DO THE RECORDING

OIL & GAS LEASE (ASSIGNMENT, MODIFICATION, RELEASE, SURRENDER, RATIFICATION, EXTENSION, AMENDMENT AND ANY OTHER THING YOU CAN THINK OF TO CALL ONE) \$23.50 FOR 4 PAGES NO BLANKET ASSIGNMENTS ACCEPTED. NO-EXCEPTIONS.

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DECLARATION OF TAKING \$23.50 FOR 4 PAGES

CONDEMNATION OF NOTICE \$23.50 FOR 4 PAGES

SATISFACTION OF MORTGAGE \$63.75 FLAT FEE

RELEASE OF MORTGAGE \$63.75 FOR 4 PAGES

ASSIGNMENT OF RENTS SATISFACTION \$63.75 FOR 4 PAGES

HIGHWAY MAP \$21.50 FOR 1 PAGE

SUBDIVISION MAP \$21.50 FOR 1 PAGE

ADDITIONAL PAGES FOR MAPS ARE \$2.00 PER PAGE

THE BRADFORD COUNTY PLANNING COMMISSION TAKES CARE OF SUBDIVISION'S BEFORE THEY ARE SUBMITTED FOR RECORDING PHONE (570-268-4103 FOR HELP WITH THIS.

UCC'S \$105.00 FLAT FEE

ALL UCC'S FILED IN THIS OFFICE MUST HAVE A PARCEL NUMBER TYPED ON THE DOCUMENT (IF IT DOES NOT DEAL WITH REAL ESTATE FILE IT WITH THE STATE, (717)-787-1057 FOR HELP).

REALTY TRANSFER TAX STATEMENT OF VALUE \$2.00 FEE MUST BE FILED IN DUPLICATE (ONE STAYS WITH THE DOCUMENT THE OTHER IS FORWARDED ON TO THE STATE AND JUST BECAUSE IT NEEDS TO BE FILED IN DUPLICATE IT DOES NOT MEAN YOU HAVE TO PAY \$2.00 TWICE JUST THE ONE TIME \$2.00 FEE APPLIES).

NOTARY BOND \$33.50

NOTARY NAME CHANGE OR NOTARY CHANGE OF ADDRESS \$18.50

AGRICULTURAL AREA \$23.50 FOR 4 PAGES

CEMETERY INTERIM REPORT \$14.00

ORDINANCE \$18.50 FOR 4 PAGES

QUARRY LEASE \$23.50 FOR 4 PAGES

RELEASE OF FEE OWNER \$23.50

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SEARCH FEE FOR ESTATE \$5.00

DEATH RECORD \$9.00

BIRTH RECORD \$20.00

COPIES \$.25 PER PAGE IF YOU MAKE THE COPY YOURSELF

COPIES \$.50 PER PAGE IF WE MAKE THE COPIES

CERTIFIED COPY OF MARRIAGE LICENSE \$6.00

CERTIFIED COPIES OF ANY DOCUMENT DEALING WITH REAL ESTATE IS AT A COST OF \$.25 PER PAGE AND \$2.00 TO CERTIFY IF YOU MAKE THE COPY, IF WE MAKE THE COPY \$.50 PER PAGE AND \$2.00 TO CERTIFY THE DOCUMENT.

FAX REQUEST \$2.00 PER PAGE (THIS REQUIRES THE FEE TO BE PAID UPFRONT BEFORE WE WILL FAX)

THIS OFFICE DOES NOT EMAIL COPIES OF DOCUMENTS

**THIS OFFICE DOES NOT ACCEPT CREDIT CARDS FOR PAYMENT
PAYMENT CAN BE MADE IN THE FORM OF CASH OR CHECK**

**PLEASE BE ADVISED IF YOU DO NOT KNOW WHAT TO CALL THE DOCUMENT THE
REGISTER & RECORDER WILL MAKE THAT DECISION FOR YOU AND THE
APPROPRIATE FEES WILL BE APPLIED.**

**NOTARIES-PLEASE PLACE YOUR STAMP UNDER YOUR SIGNATURE-NOT
ANY WHERE ELSE ON THE INSTRUMENT
PLEASE SEE ATTACHED SAMPLE**