

5908

2011-2012 Regular Sessions

I N A S S E M B L Y

March 2, 2011

Introduced by M. of A. KAVANAGH, SPANO, P. RIVERA -- read once and referred to the Committee on Election Law

AN ACT to amend the real property law, in relation to providing purchasers and sellers of residential real property and cooperative apartments with voter registration forms at closing

THE PEOPLE OF THE STATE OF NEW YORK, REPRESENTED IN SENATE AND ASSEMBLY, DO ENACT AS FOLLOWS:

1 Section 1. The real property law is amended by adding a new section
2 262 to read as follows:
3 S 262. VOTER REGISTRATION FORMS. 1. FOR PURPOSES OF THIS SECTION, THE
4 TERM "CLOSING" SHALL MEAN AN IN-PERSON MEETING TO COMPLETE FINAL DOCU-
5 MENTS INCIDENT TO THE PURCHASE AND SALE OF RESIDENTIAL REAL PROPERTY AND
6 COOPERATIVE APARTMENTS, AND THE TERM "SETTLEMENT AGENT" SHALL MEAN THE
7 LENDER IN A NON-CASH TRANSACTION, THE TITLE COMPANY IN A CASH TRANS-
8 ACTION AND THE MANAGING AGENT IN A COOPERATIVE APARTMENT TRANSACTION.
9 2. EVERY PURCHASER OR SELLER OF REAL PROPERTY IN ATTENDANCE AT A CLOS-
10 ING HELD WITHIN THIS STATE SHALL BE PROVIDED WITH ANY FORMS NECESSARY TO
11 COMPLY WITH THE VOTER REGISTRATION REQUIREMENTS SET FORTH IN ARTICLE
12 FIVE OF THE ELECTION LAW, EXCEPT FOR SELLERS WHO ARE MOVING OUT OF NEW
13 YORK STATE. IF SUCH PURCHASER OR SELLER SHALL NOT BE IN ATTENDANCE AT
14 SUCH CLOSING, SUCH FORMS SHALL BE PROVIDED TO THE REPRESENTATIVE OF SUCH
15 PURCHASER OR SELLER.
16 3. THE PROVISION OF FORMS REQUIRED BY SUBDIVISION TWO OF THIS SECTION
17 SHALL BE MADE BY THE SETTLEMENT AGENT WITHOUT COST OR CHARGE TO THE
18 PURCHASER OR SELLER.
19 4. EACH COUNTY BOARD OF ELECTIONS IS HEREBY AUTHORIZED AND DIRECTED TO
20 COOPERATE WITH SETTLEMENT AGENTS TO CARRY OUT THE PURPOSES OF THIS
21 SECTION.
22 S 2. This act shall take effect on the thirtieth day after it shall
23 have become a law.

EXPLANATION--Matter in ITALICS (underscored) is new; matter in brackets
[] is old law to be omitted.

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