

HB 2604 -- UNIFORM REAL PROPERTY ELECTRONIC RECORDING ACT

SPONSOR: Reedy

This bill establishes the "Uniform Real Property Electronic Recording Act", which allows for the recording of an electronic format document rather than a paper document. It also allows an electronic signature to qualify as a sufficient signature. Such electronic signature will also satisfy the requirement for notarized documents if the signature also complies with the requirements of the remote online notarial acts under Chapter 486, RSMo. A county recorder of deeds may convert paper documents into electronic form for the purposes of indexing, storing, archiving, and making such forms accessible to the public and may also accept fees and documents electronically.

This bill creates the "Electronic Recording Commission" consisting of nine members appointed by the Governor with the advice and consent of the Senate, to adopt standards and implement the provisions of this bill.

The provisions of this bill supersede the federal Electronic Signatures in Global and National Commerce Act, but do not supersede Section 101(c) of the Act or authorize electronic delivery of any of the notices described in Section 103(b) of the Act. This bill has a delayed effective date of January 2, 2025.

This bill is similar to HB 2895 (2022).