

COMBINED HT-IIO AND TOD-IIO FORMS

The Wisconsin Register of Deeds Association in conjunction with the Wisconsin Land Title Association, the Wisconsin Real Property Lister's Association and the Wisconsin Bar Association have developed a form to be recorded when a property owner has passed away. The form is titled at the top Termination of Decedent's Interest and at the bottom indicates an approval date of 10.5.2017.

This form combines into one form the prior Application for the Termination of Decedent's Interest (HT-IIO) and Transfer on Death to Beneficiary (TOD-IIO). The form can be used with a deed that established a joint tenancy, life estate, or a recorded Transfer on Death Deed.

Per the Department of Revenue, an electronic real estate transfer return receipt is still required to be submitted with the document for recording. The appropriate exemptions have not changed. A termination form being recorded that references a prior recorded Transfer on Death Deed still would use exemption 11M. A termination form being recorded that references a prior document indicating joint tenancy or life estate would use exemption 11. You can find additional information regarding the use of exemptions for the eReturn on the Wisconsin Department of Revenue's website: <https://www.revenue.wi.gov>

This form is available on our website <https://www.wrdaonline.org/>

If you have any questions regarding the use of this form please contact your county Register of Deeds.

Thank you

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