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## **M/Docs Minnesota Uniform Conveyancing Blanks** **Version 10.0**

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### **WARRANTY DEEDS**

<b>Form #</b>	<b>Old Form #</b>	<b>Form Name &amp; Description (and statutory reference)</b>
10.1.1	1-M	Warranty Deed Individual(s) to Individual(s)
10.1.2	2-M	Warranty Deed Except Assessments Individual(s) to Individual(s)
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10.1.6	6-M	Warranty Deed Except Assessments Individual(s) to Joint Tenants
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10.1.9	9-M	Warranty Deed Business Entity to Business Entity
10.1.10	10-M	Warranty Deed Except Assessments Business Entity to Business Entity

10.1.11	11-M	Warranty Deed Business Entity to Joint Tenants
10.1.12	12-M	Warranty Deed Except Assessments Business Entity to Joint Tenants
10.3.8	125-M	Severance of Joint Tenancy
1505	MD	Warranty Deed, Multiple Acknowledgements

## CONTRACTS FOR DEED

<i>Form #</i>	<i>Old Form #</i>	<i>Form Name &amp; Description (and statutory reference)</i>
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30.1.2	55-M	Contract for Deed by Business Entity
57-M	Old	Contract for Deed- Corporation to Joint Tenants
30.2.1	56-M	Contract for Deed Addendum
30.3.1	58-M	Assignment of Contract for Deed by Individual(s)
30.3.2	58.1-M	Assignment of Contract for Deed and Warranty Deed by Individual(s)
30.3.3	58 1/2-M	Assignment of Contract for Deed and Quit Claim Deed by Individual(s)
30.3.4	59-M	Assignment of Contract for Deed by Business Entity
30.3.5	59.1-M	Assignment of Contract for Deed and Warranty Deed by Business Entity
30.3.6	59 1/2-M	Assignment of Contract for Deed and Quit Claim Deed by Business Entity
30.4.1	60-M	Notice of Cancellation of Contract for Deed
61-M	Old	Partial Payment Certificate (Mortgage or Contract) - by Individual
62-M	Old	Partial Payment Certificate (Mortgage or Contract) - By Corporation
32 1/2-M	Old	Well Disclosure of Grantee in Deed Pursuant to Contract for Deed
10.3.8	125-M	Severance of Joint Tenancy

## QUIT CLAIM DEEDS

<i>Form #</i>	<i>Old Form #</i>	<i>Form Name &amp; Description (and statutory reference)</i>
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10.3.6	32-M	Quit Claim Deed Business Entity to Joint Tenants
10.3.7	35-M	Quit Claim Deed Reserving Lien in Marriage Dissolution (Divorce) Judgment and Decree
10.3.8	125-M	Severance of Joint Tenancy
1789-M	Old	Quit Claim Deed - Multiple Acknowledgements - Individual to Joint Tenants

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10.2.3	17-M	Limited Warranty Deed Individual(s) to Business Entity
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10.2.7	21-M	Limited Warranty Deed Business Entity to Individual(s)
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10.3.8	125-M	Severance of Joint Tenancy

**GUARDIANSHIP & CONSERVATORSHIP DEEDS****Form #    Old Form #    Form Name & Description (and statutory reference)**

13-M	Old	Guardian Deed
14-M	Old	Guardian Deed to Joint Tenants
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**CERTIFICATES OF TRUST & TRUSTEE'S DEEDS****Form #    Old Form #    Form Name & Description (and statutory reference)**

10.4.1	37-M	Trustee's Deed by Individual Trustee
10.4.2	38-M	Trustee's Deed by Individual Trustee to Joint Tenants
10.4.3	39-M	Trustee's Deed by Business Entity Trustee
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90.1.1	40.1-M	Certificate of Trust by Individual <i>Minn. Stat. 501B.56</i>
90.1.2	40.2-M	Certificate of Trust by Business Entity <i>Minn. Stat. 501B.56</i>
90.1.3	40.3-M	Affidavit of Trustee Regarding Certificate of Trust or Trust Instrument <i>Minn. Stat. 501B.57</i>

**AFFIDAVITS****Form #    Old Form #    Form Name & Description (and statutory reference)**

90.1.3	40.3-M	Affidavit of Trustee Regarding Certificate of Trust or Trust Instrument <i>Minn. Stat. 501B.57</i>
100.2.1	63 1/2-M	Affidavit of Attorney-in-Fact of Non-Termination or Non-Revocation <i>Minn. Stat. 523.17, subd. 1</i>
60.3.4	67.3-M	Affidavit of Service on Occupant Affidavit of Vacancy
60.3.5	67.4-M	Affidavit of Costs and Disbursements
60.3.6	67.5-M	Affidavit as to Federal Tax Lien(s)
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60.3.8	67.7-M	Affidavit Regarding Military Service
60.3.9	67.8-M	Affidavit of Mailing Notice of Sale to Persons Requesting Notice
40.4.1	79.1-M	Affidavit of Service of Mechanic's Lien Statement by Personal Service
40.4.2	79.2-M	Affidavit of Service of Mechanic's Lien Statement by Certified Mail
70.3.6	95-M	Affidavit of Service of Amendment to Notice to the Commissioner of Human Services Regarding Possible Claims (Under Minn. Stat. 246.53, 256B.15, 256D.16, or 261.04) After Closing of Estate <i>Minn. Stat. 524.3-801(d)(4)</i>
70.3.5	96-M	Affidavit of Service of Amendment to Notice to the Commissioner of Human Services Regarding Possible Claims (Under Minn. Stat. §§ 246.53, 256B.15, 256D.16, or 261.04) Prior to Closing of Estate <i>Minn. Stat. 524.3-801(d)(3)</i>
70.3.4	98-M	Affidavit of Service of Notice to the Commissioner of Human Services Regarding Possible Claims (Under Minn. Stat. 246.53, 256B.15, 256D.16, or 261.04) <i>Minn. Stat. 524.3-801</i>
130B	MD	Affidavit of Mailing for Verified Claim of Unregistered Interest
50.1.1	115-M	Affidavit Regarding Purchaser by Individual(s)
50.1.2	116-M	Affidavit Regarding Seller by Individual(s)
50.1.3	117-M & 118-M	Affidavit Regarding Business Entity
50.2.2	119-M	Affidavit of Identity and Survivorship
100.2.3	122-M	Affidavit by an Initial Transferee by Individual <i>Minn. Stat. 523.11, subd. 4 (1984)</i>
100.2.4	123-M	Affidavit by an Initial Transferee by Business Entity <i>Minn. Stat. 523.11, subd. 4 (1984)</i>
100.2.2	124-M	Affidavit of Authority of Successor Attorney-in-Fact <i>Minn. Stat. 523.16 (1984)</i>
50.2.1	136-M	Affidavit of Identity <i>Minn. Stat. 507.29</i>
2278	MD	Affidavit of Purchaser of Registered Land
2279	MD	Affidavit of Purchaser of Registered Land
2280	MD	Affidavit of Agent of Purchaser of Registered Land (Corp.)

2281	MD	Affidavit of Residue Owner of Registered Land
3816	MD	Affidavit of Survivorship - Joint Tenancy or Remainderman and Certified Copy of Death Certificate (Death prior to 1978)

## CERTIFICATES OF...

<i>Form #</i>	<i>Old Form #</i>	<i>Form Name &amp; Description (and statutory reference)</i>
60.6.1	127-M	Certificate and Request for Notice by Individual(s)
60.6.2	128-M	Certificate and Request for Notice by Business Entity
5115	MNDOR	Certificate of Real Estate Value (Minnesota Dept. of Revenue)
PE-20A	MNDOR	Certificate of Real Estate Value Supplemental Schedule (Minnesota Dept. of Revenue)
20.7.2	131.1-M	Certificate of Partial Release of Mortgage by Title Insurance Company or Its Agent <i>Minn. Stat. 507.401</i>
20.7.3	131.2-M	Certificate of Full Release of Mortgage and Assignment of Rents and Profits by Title Insurance Company or Its Agent <i>Minn. Stat. 507.401</i>
20.7.4	131.3-M	Certificate of Partial Release of Mortgage and Assignment of Rents and Profits by Title Insurance Company or Its Agent <i>Minn. Stat. 507.401</i>
90.1.1	40.1-M	Certificate of Trust by Individual <i>Minn. Stat. 501B.56</i>
90.1.2	40.2-M	Certificate of Trust by Business Entity <i>Minn. Stat. 501B.56</i>
60.5.4	76-M	<i>60.5.4 is reserved; 76-M is Certificate of Redemption by Individual</i>
60.5.5	77-M	<i>60.5.5 is reserved; 77-M is Certificate of Redemption by Corporation</i>
60.5.6	78-M	<i>60.5.6 is reserved; 78-M is Certificate of Redemption by Sheriff</i>
1003	MD	Certificate of Acknowledgement

## NOTICES OF...

<i>Form #</i>	<i>Old Form #</i>	<i>Form Name &amp; Description (and statutory reference)</i>
40.7.1	129-M & 130-M	Claim of Unregistered Interest <i>Minn. Stat. 508.70</i> (129-M is Notice of Adverse Claim In Registered Land By Individual, 130-M is Notice of Adverse Claim In Registered Land By Business Entity)
40.7.2	129.1-M	Discharge of Claim of Unregistered Interest by Individual <i>Minn. Stat. 508.70</i>
40.7.3	130.1-M	Discharge of Claim of Unregistered Interest by Business Entity <i>Minn. Stat. 508.70</i>
40.7.4	<b>NEW</b>	Demand for Discharge of Claim of Unregistered Interest <i>Minn. Stat. 508.70</i>
130.1	MD	Demand for Discharge of Claim of Unregistered Interest (Minn. Stat. 508.70)
130.2	MD	Demand for Discharge of Claim of Unregistered Interest (Minn. Stat. 508A.70)
130A	MD	Verified Claim of Unregistered Interest
30.4.1	60-M	Notice of Cancellation of Contract for Deed
60.1.1	64-M	Notice of Pendency of Proceeding and Power of Attorney to Foreclose Mortgage by Individual(s)
60.1.2	65-M	Notice of Pendency of Proceeding and Power of Attorney to Foreclose Mortgage by Business Entity
60.2.1	66-M	Notice of Mortgage Foreclosure Sale
60.3.2	67.1-M	Notice of Mortgage Foreclosure Sale and Affidavit of Publication
60.5.1	74-M	<i>60.5.1 is reserved; 74-M is Notice of Intention to Redeem - by Individual</i>
60.5.2	75-M	<i>60.5.2 is reserved; 75-M is Notice of Intention to Redeem - by Corporation</i>
40.6.1	85-M	Notice of Lis Pendens (General)
40.6.2	86-M	Notice of Lis Pendens Foreclosure of Mechanic's Lien

## LIENS & LIEN WAIVERS

<i>Form #</i>	<i>Old Form #</i>	<i>Form Name &amp; Description (and statutory reference)</i>
80.1.1	36-M	Release of Land from Lien in Marriage Dissolution (Divorce) Judgment and Decree
40.1.1	79-M	Mechanic's Lien Statement by Individual(s) <i>Minn. Stat. 514.08, subd. 2</i>

40.1.2	80-M	Mechanic's Lien Statement by Business Entity <i>Minn. Stat. 514.08, subd. 2</i>
40.4.1	79.1-M	Affidavit of Service of Mechanic's Lien Statement by Personal Service
40.4.2	79.2-M	Affidavit of Service of Mechanic's Lien Statement by Certified Mail
40.2.1	81-M	Assignment of Mechanic's Lien by Individual(s)
40.2.2	82-M	Assignment of Mechanic's Lien by Business Entity
40.3.1	83-M	Satisfaction of Mechanic's Lien by Individual(s)
40.3.2	84-M	Satisfaction of Mechanic's Lien by Business Entity
40.6.1	85-M	Notice of Lis Pendens
40.6.2	86-M	Notice of Lis Pendens Foreclosure of Mechanic's Lien
40.6.3	87-M	Discharge of Notice of Lis Pendens Partial or Complete
40.3.3	88-M	Release of Land from Judgment Lien
40.5.1	120-M	Receipt and Waiver of Mechanic's Lien Rights
60.6.1	127-M	Certificate and Request for Notice by Individual(s)
60.6.2	128-M	Certificate and Request for Notice by Business Entity
20.8.1	134-M	Subordination Agreement by Individual(s)
20.8.2	135-M	Subordination Agreement by Business Entity
40.1.3	<b>NEW</b>	Attorney Lien <i>Minn. Stat. 481.13</i>
40.1.4	<b>NEW</b>	Extension of Attorney Lien
40.3.4	<b>NEW</b>	Satisfaction and Release of Attorney Lien

## **MORTGAGES, FORECLOSURES & RELEASES**

<b>Form #</b>	<b>Old Form #</b>	<b>Form Name &amp; Description (and statutory reference)</b>
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20.2.1	41.5-M	Mortgage Addendum
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42 1/2-M	Old	Residential Mortgage - Individual to Corporation or Partnership
43-M	Old	Mortgage Deed - Corporation to Individual or Corporation
44-M	Old	Mortgage Deed (Assignment of Rent Clause) - Individual to Individual
45-M	Old	Mortgage Deed (Assignment of Rent Clause) - Individual to Corporation
20.3.1	46-M	Assignment of Mortgage by Individual
20.3.2	47-M	Assignment of Mortgage by Business Entity
20.3.3	47 1/2-M	Assignment of Mortgage by Business Entity with Change of Name or Identity <i>Minn. Stat. 507.411</i>
20.4.1	48-M	<i>20.4.1 is reserved;</i> 48-M is Extension of Mortgage - By Individual
20.4.2	49-M	<i>20.4.2 is reserved;</i> 49-M is Extension of Mortgage - By Corporation and Individual
20.5.1	50-M	Mortgage Satisfaction by Individual(s)
20.5.2	51-M	Mortgage Satisfaction by Business Entity
20.5.3	51 1/2-M	Mortgage Satisfaction by Business Entity with Change of Name or Identity <i>Minn. Stat. 507.411</i>
20.5.4	<b>NEW</b>	Mortgage Satisfaction by Assignee by Individual(s)
20.5.5	<b>NEW</b>	Mortgage Satisfaction by Assignee by Business Entity
20.5.6	<b>NEW</b>	Mortgage Satisfaction by Assignee by Business Entity with Change of Name or Identity <i>Minn. Stat. 507.411</i>
20.6.1	52-M	Partial Release of Mortgage by Individual(s)
20.6.2	53-M	Partial Release of Mortgage by Business Entity
20.6.3	53 1/2-M	Partial Release of Mortgage by Business Entity with Change of Name or Identity <i>Minn. Stat. 507.411</i>
61-M	Old	Partial Payment Certificate (Mortgage or Contract) - by Individual
62-M	Old	Partial Payment Certificate (Mortgage or Contract) - By Corporation
60.1.1	64-M	Notice of Pendency of Proceeding and Power of Attorney to Foreclose Mortgage by Individual(s)

60.1.2	65-M	Notice of Pendency of Proceeding and Power of Attorney to Foreclose Mortgage by Business Entity
60.2.1	66-M	Notice of Mortgage Foreclosure Sale
60.3.2	67.1-M	Notice of Mortgage Foreclosure Sale and Affidavit of Publication
60.3.3	67.2-M	Homestead Designation Notice <i>Minn. Stat 582.041</i>
100-M	Old	Minnesota Statutory Uniform Short Form Mortgage
20.7.1	131-M	Certificate of Full Release of Mortgage by Title Insurance Company or Its Agent <i>Minn. Stat. 507.401</i>
20.7.2	131.1-M	Certificate of Partial Release of Mortgage by Title Insurance Company or Its Agent <i>Minn. Stat. 507.401</i>
20.7.3	131.2-M	Certificate of Full Release of Mortgage and Assignment of Rents and Profits by Title Insurance Company or Its Agent <i>Minn. Stat. 507.401</i>
20.7.4	131.3-M	Certificate of Partial Release of Mortgage and Assignment of Rents and Profits by Title Insurance Company or Its Agent <i>Minn. Stat. 507.401</i>
20.7.5	132-M	Appointment of Agent to Release Mortgage <i>Minn. Stat. 507.401</i>
20.7.6	133-M	Revocation of Appointment of Agent to Release Mortgage by Title Insurance Company <i>Minn. Stat. 507.401</i>
1402	MD	Second Mortgage (Former FNMA/FHLMC Instrument)

## PROBATE

<i>Form #</i>	<i>Old Form #</i>	<i>Form Name &amp; Description (and statutory reference)</i>
70.3.6	95-M	Affidavit of Service of Amendment to Notice to the Commissioner of Human Services Regarding Possible Claims (Under Minn. Stat. 246.53, 256B.15, 256D.16, or 261.04) After Closing of Estate <i>Minn. Stat. 524.3-801(d)(4)</i>
70.3.3	95 1/2-M	Amendment to Notice to Commissioner Regarding Possible Claims (Under Minn. Stat. §§ 246.53, 256B.15, 256D.16, or 261.04) After Closing of Estate <i>Minn. Stat. 524.3-801(d)(3)</i>
70.3.5	96-M	Affidavit of Service of Amendment to Notice to the Commissioner of Human Services Regarding Possible Claims (Under Minn. Stat. §§ 246.53, 256B.15, 256D.16, or 261.04) Prior to Closing of Estate <i>Minn. Stat. 524.3-801(d)(3)</i>
70.3.2	96 1/2-M	Amendment to Notice to Commissioner Regarding Possible Claims (Under Minn. Stat. §§ 246.53, 256B.15, 256D.16, or 261.04) Prior to Closing of Estate <i>Minn. Stat. 524.3-801(d)(3)</i>
70.3.7	97-M	Certificate of Consent to an Early Distribution of Assets Pursuant to Minn. Stat. 524.3-801(d)(6)
70.3.4	98-M	Affidavit of Service of Notice to the Commissioner of Human Services Regarding Possible Claims (Under Minn. Stat. 246.53, 256B.15, 256D.16, or 261.04) <i>Minn. Stat. 524.3-801</i>
70.3.1	99-M	Notice to Commissioner Regarding Possible Claims (Under Minn. Stat. 246.53, 256B.15, 256D.16, or 261.04) <i>Minn. Stat. 524.3-801</i>
70.2.1	101-M	<i>70.2.1 is reserved;</i> 101-M is Order of Complete Settlement of the Estate and Decree of Distribution
70.2.2	102-M	<i>70.2.2 is reserved;</i> 102-M is Order of Complete Settlement of the Estate and Order of Distribution
70.2.3	103-M	<i>70.2.3 is reserved;</i> 103-M is Decree of Descent
70.2.4	104-M	<i>70.2.4 is reserved;</i> 104-M is Decree of Descent (Omitted Property) (Incorrectly Described Property)
70.2.5	105-M	<i>70.2.5 is reserved;</i> 105-M is Final Decree - Summary Assignment or Distribution
70.1.1	106-M	Consent of Spouse to Deed of Sale: Personal Representative
10.5.1	107-M	Deed of Distribution by Individual Personal Representative

10.5.2	108-M	Deed of Distribution by Business Entity Personal Representative
10.5.3	109-M	Deed of Sale by Individual Personal Representative to Individual(s)
10.5.5	110-M	Deed of Sale by Individual Personal Representative to Business Entity
10.5.4	111-M	Deed of Sale by Individual Personal Representative to Joint Tenants
10.5.6	112-M	Deed of Sale by Business Entity Personal Representative to Individual(s)
10.5.8	113-M	Deed of Sale by Business Entity Personal Representative to Business Entity
10.5.7	114-M	Deed of Sale by Business Entity Personal Representative to Joint Tenants
89-M	Old	Decree of Distribution of Exempt Estate
90-M	Old	Decree of Descent
91-M	Old	Decree of Conveyance
92-M	Old	Order of Distribution of Exempt Estate
93-M	Old	Order Confirming Private Sale, Made Pursuant to License

## SHERIFF'S

<i>Form #</i>	<i>Old Form #</i>	<i>Form Name &amp; Description (and statutory reference)</i>
60.3.1	67-M	Sheriff's Certificate of Sale
60.4.1	68-M	<i>60.4.1 is reserved; 68-M is Sheriff's Certificate- Sale under Decree of Mortgage Foreclosure</i>
60.4.2	69-M	<i>60.4.2 is reserved; 69-M is Sheriff's Certificate- Sale under Decree of Mechanic's Lien Foreclosure</i>
60.4.3	70-M	<i>60.4.3 is reserved; 70-M is Sheriff's Certificate - Sale under Execution</i>
60.4.4	71-M	<i>60.4.4 is reserved; 71-M is Assignment of Sheriff's Certificate - Individual</i>
60.4.5	72-M	<i>60.4.5 is reserved; 72-M is Assignment of Sheriff's Certificate - Corporation</i>
60.5.3	73-M	<i>60.5.3 is reserved; 73-M is Affidavit of Additional Amount Redemption</i>
60.5.1	74-M	<i>60.5.1 is reserved; 74-M is Notice of Intention to Redeem - by Individual</i>
60.5.2	75-M	<i>60.5.2 is reserved; 75-M is Notice of Intention to Redeem - by Corporation</i>
60.5.4	76-M	<i>60.5.4 is reserved; 76-M is Certificate of Redemption by Individual</i>
60.5.5	77-M	<i>60.5.5 is reserved; 77-M is Certificate of Redemption by Corporation</i>
60.5.6	78-M	<i>60.5.6 is reserved; 78-M is Certificate of Redemption by Sheriff</i>

## POWERS OF ATTORNEY, HUD & MISCELLANEOUS

<i>Form #</i>	<i>Old Form #</i>	<i>Form Name &amp; Description (and statutory reference)</i>
100.1.1	63-M	Statutory Short Form Power Of Attorney <i>Minn. Stat. 523.23</i>
100.1.2	121-M	Revocation of Power of Attorney <i>Minn. Stat. 523.11, subd. 2</i>
80.1.2	126-M	Summary Real Estate Disposition Judgment
5115	MNDOR	Certificate of Real Estate Value (Minnesota Dept. of Revenue)
PE-20A	MNDOR	Certificate of Real Estate Value Supplemental Schedule (Minnesota Dept. of Revenue)
HUD	HUD	HUD Settlement Statement
HUDR	HUDR	HUD Refinancing Statement
1003	MD	Certificate of Acknowledgment
1528M	MD	Deed of Appurtenant Easement
COSTS	MD	Good Faith Estimate of Borrower's Settlement Costs
URLA	Freddie Mac	Uniform Residential Loan Application (Freddie Mac Form 65)
1924.2	USDA	Description of Materials (USDA Farmers Home Administration Form 1924-2)

## BILLS OF SALE & PROMISSORY NOTES

<i>Form #</i>	<i>Old Form #</i>	<i>Form Name &amp; Description (and statutory reference)</i>
1520-3/4	MD	Bill of Sale by Corporation or Partnership
1520	MD	Bill of Sale by Individual
1778	MD	Bill of Sale by Individual to Joint Tenant
1520-1/2	MD	Bill of Sale by (Warranty Title)

Promissory Note MD (Mortgage as security)  
Promissory Note MD (Short Form, mortgage as security)

## **CANCELLATIONS OF PURCHASE AGREEMENT**

<i>Form #</i>	<i>Old Form #</i>	<i>Form Name &amp; Description (and statutory reference)</i>
110.1.1	<b>NEW</b>	Notice of Cancellation of Residential Property Purchase Agreement (with right to cure) <i>Minn. Stat. 559.217, subd. 3</i>
110.1.2	<b>NEW</b>	Notice of Declaratory Cancellation of Residential Property Purchase Agreement (without right to cure) <i>Minn. Stat. 559.217, subd. 4</i>

**[End of *M/Docs* Conveyancing forms list]**