

§352. Defective acknowledgments

A record of a deed or other instrument, including a power of attorney, made for the conveyance of real property, or of any interest in real property, and recorded for at least 2 years in the registry of deeds of the county or district in which the real property is located is valid and enforceable even if: [PL 2017, c. 196, §1 (AMD).]

1. Acknowledgment. The acknowledgment was incomplete or defective in any respect, no acknowledgment appears in the record of the deed, other instrument or power of attorney or no acknowledgment was taken; or

- A. [PL 2017, c. 196, §1 (RP).]
 - B. [PL 2017, c. 196, §1 (RP).]
 - C. [PL 2017, c. 196, §1 (RP).]
 - D. [PL 2017, c. 196, §1 (RP).]
 - E. [PL 2017, c. 196, §1 (RP).]
 - F. [PL 2017, c. 196, §1 (RP).]
 - G. [PL 2017, c. 196, §1 (RP).]
 - H. [PL 2017, c. 196, §1 (RP).]
 - I. [PL 2017, c. 196, §1 (RP).]
 - J. [PL 2017, c. 196, §1 (RP).]
 - K. [PL 2017, c. 196, §1 (RP).]
 - L. [PL 2017, c. 196, §1 (RP).]
 - M. [PL 2017, c. 196, §1 (RP).]
 - N. [PL 2017, c. 196, §1 (RP).]
 - O. [PL 2017, c. 196, §1 (RP).]
- [PL 2017, c. 196, §1 (AMD).]

2. Records relating to title to real property. The records in relating to the title to real property fail to disclose the date when received for record or the records have not been signed by the register of deeds or other duly authorized recording officer for the county or district.
[PL 2017, c. 196, §1 (AMD).]

SECTION HISTORY

PL 1971, c. 469, §1 (AMD). PL 1981, c. 181, §1 (AMD). PL 1995, c. 304, §1 (RPR). PL 2001, c. 275, §B1 (AMD). PL 2015, c. 157, §1 (AMD). PL 2017, c. 196, §1 (AMD).

The State of Maine claims a copyright in its codified statutes. If you intend to republish this material, we require that you include the following disclaimer in your publication:

All copyrights and other rights to statutory text are reserved by the State of Maine. The text included in this publication reflects changes made through the Second Regular Session of the 131st Legislature and is current through October 15, 2024. The text is subject to change without notice. It is a version that has not been officially certified by the Secretary of State. Refer to the Maine Revised Statutes Annotated and supplements for certified text.

The Office of the Revisor of Statutes also requests that you send us one copy of any statutory publication you may produce. Our goal is not to restrict publishing activity, but to keep track of who is publishing what, to identify any needless duplication and to preserve the State's copyright rights.

PLEASE NOTE: The Revisor's Office cannot perform research for or provide legal advice or interpretation of Maine law to the public. If you need legal assistance, please contact a qualified attorney.