



# Good Deeds

News from the Office of the Recorder of Deeds, Chester County, PA 19380

Winter 2006

## Office Officials:

Terence Farrell, *Recorder of Deeds*  
Ruth C. Haganir, *Deputy Recorder*  
Edward C. Sweeney, *Solicitor*

## Mailing Address:

Chester County Recorder of Deeds  
121 N. Walnut Street, Suite 100  
P.O. Box 2748  
West Chester, PA 19380-0991

Telephone: 610-344-6330

Fax: 610-344-6408

E-mail: [Rodinfo@chesco.org](mailto:Rodinfo@chesco.org)

Website: [dsf.chesco.org/recorder](http://dsf.chesco.org/recorder)

Click on "Records Search" for records on line

## Hours:

The office is opened Monday through Friday from 8:30 a.m. to 4:30 p.m. However, same-day document recording stops at 4:00 p.m. on all days. For your convenience, the Record Room opens at 7:30 a.m., weather permitting.

## Fees:

For a full list of fees charged for services, see our website: [dsf.chesco.org/recorder](http://dsf.chesco.org/recorder)

## Reminder:

To save time and facilitate the filing and recording of documents in the Chester County Office of Recorder of Deeds, submitting parties should include two return self-addressed, stamped envelopes with the initial filing. The first envelope will be used to notify the submitting party the document has been received and the second envelope will be used to return the original recorded document. If return envelopes aren't included, the notification process will take longer to complete.

Prior Newsletters are available at [dsf.chesco.org/recorder](http://dsf.chesco.org/recorder)

## Chester County Selected for PA eNotarization Initiative

Chester, Lancaster, Philadelphia, and Westmoreland counties are taking part in Pennsylvania's historic Electronic Notarization Initiative. The official launch of Phase I of this initiative will take place Thursday, February 2nd at the National Constitution Center in Philadelphia. Chester County Recorder of Deeds, Terence Farrell commented "eNotarization is no longer the wave of the future—it's here—and Chester County will, as usual, be there at the forefront." Farrell was appointed to participate in the initial phase of this important initiative, and is a host of the upcoming event.

To become an eNotary, a commissioned notary must receive approval from the Department of State and obtain an Electronic Notary Seal. There are no additional education or bond requirements to become an eNotary. The components required for a valid pen and paper notarization also apply to eNotarizations, including the personal appearance of signers before the notary.

"Electronic documents provide a cost effective, efficient alternative to traditional pen and paper transactions." Farrell said, "eNotarization will add increased security as well as time and cost savings."

## Recorder of Deeds Terence Farrell Serves on Presidential Panel

Chester County Recorder of Deeds Terence Farrell was selected by the White House to serve on the prestigious Presidential Rank Awards Panel, which met in Philadelphia.

"It's an honor for me to represent the citizens of Chester County and to help President Bush select those worthy of special recognition for their service to our government," Farrell said. "Each year, the President of the United States confers upon an elite group of career Federal executives the rank of Meritorious Executive. Only five percent of the Federal Government's career Senior Executive Service members are eligible to receive the prestigious Presidential Rank Award of Meritorious Executive," said a letter Farrell received from the Office of Personnel

Management. "Because this award recognizes a very select group," the letter to Farrell continued, "it is important that distinguished private citizens like you play a key role in evaluating nominations."

"Evaluating the folders of 20 candidates made for a long day," said Farrell, "but, as a government official myself, it felt good to be part of a process that actually recognizes and rewards excellence in government."

The recommendations made by the panel will be evaluated by the Office of Personnel Management and a list of nominees will be forwarded to President Bush.

## Terence Farrell Moderates Discussion on Statewide e-Recording Portal

Chester County Recorder of Deeds Terence Farrell recently moderated a panel discussion on a possible statewide system using an e-Recording portal. "An electronic recording portal for all of Pennsylvania would be a great leap forward for the citizens of the Commonwealth, our business community, and elected officials," Farrell said. "The technology is being developed and tested. Pennsylvania should seriously consider the implementation of e-Recording through a statewide portal."

The panel discussion took part prior to the Pennsylvania Recorder of Deeds Association's 57th annual conference, in Pittsburgh, as part of the Large County Caucus Education &

Technology Update Meeting. Farrell is the Chairman of the Large County Caucus. Farrell and Ruth C. Huganir, Deputy Recorder of Deeds, attended the conference.

A statewide e-recording portal would simplify requirements for filings of

records and would allow for a standardization of the process across Pennsylvania. "Chester County has been a leader in the Recorder of Deeds technology in the Commonwealth in recent years," Farrell said. "The statewide portal has many desirable aspects and has been tested and is currently operating in New Jersey."

The conference included a number of presentations on topics relating to the Recorder of Deeds office including Pennsylvania Land Title, an update on legislative initiatives and talks by Warren Klunk of the PA Department of Revenue, Nancy Chavez of the PA Department of State, Marc Aronson of the PA Association of Notaries, and Sue Hartman of the Pennsylvania Archives.



*Pictured left to right are Recorders of Deeds Steve McDonald of Lancaster County, Nancy Becker of Montgomery County, and Terence Farrell of Chester County.*

## IACREOT Meeting Focuses on Education

The International Association of Clerks, Recorders, Election Officials and Treasurers (IACREOT), focused on education during its 34th annual meeting in New York City. The theme of 2005's meeting was "Securing Liberty through Leadership in Public Service."

The conference was attended by Chester County Recorder of Deeds Terence Farrell and Deputy Recorder of Deeds Ruth C. Huganir. The first day's schedule saw a three-hour education module entitled "MIS – Installing New Systems" taught by Dr. Kristi Walker of the University of Missouri.

Different division seminars took place during the conference. Both Mr. Farrell and Ms. Huganir are members of the Recorder's division. Daily meetings covered the subjects of "Privacy vs. Public Records, Electronic Commerce, Land Scams/Fraud, PRIA, and Automated Data Collection/Redaction." Speakers included Carl Ernst of Ernst Publishing, Sybille Nelson of Wachovia Bank, and Darity Wesley of Privacy Solutions. The meetings concluded with roundtable discussions of these and other issues facing Recorders across the nation and around the world.

The International Association of Clerks, Recorders, Election Officials, and Treasurers was founded in 1971 by a group of government officials who wanted a professional organization which would provide a forum for the free exchange of information, resulting in improved standards for serving the public. Although the founders belonged to other governmental organizations, they felt these groups were unresponsive to their desires to establish an organization which would speak with a unified voice on matters of importance to them.

## Fees Increase for Time-Stamped Copies of Subdivision Plans

Chester County's housing growth has resulted in increased requests for copies of time-stamped subdivision plans. Because of the demands on the Recorder of Deeds staff, a fee will be charged for additional time-stamped copies.

The Recorder of Deeds time-stamps one copy of a recorded subdivision plan for free. The cost for any additional time-stamped copies of subdivision is now \$1.00 per page.

Should you have further questions, please e-mail us at [RodInfo@chesco.org](mailto:RodInfo@chesco.org).

Thank You!

## 2006 County Government Holidays

The Recorder of Deeds office will be closed:

January 2	September 4
January 16	November 7
February 20	November 10
May 29	November 23 & 24
July 4	December 25