

(Top 3 inches reserved for recording data)

**TRANSFER ON DEATH DEED**  
**Statutory form**  
**Minn. Stat. 507.071**

**Minnesota Uniform Conveyancing Blanks**  
**Form 10.8.4 (2011)**

NO DEED TAX DUE  
pursuant to Minn. Stat. 287.22(15)

DATE: \_\_\_\_\_  
(month/day/year)

I (we) \_\_\_\_\_  
(insert name of Grantor Owner or Owners and spouses, if any, with marital status designated)  
\_\_\_\_\_ (“Grantor(s)”),  
hereby convey(s) and quitclaim(s) to \_\_\_\_\_  
(insert name of Grantee Beneficiary, whether one or more)

\_\_\_\_\_ (“Grantee Beneficiary”), effective

- (check only one box)  on the death of the Grantor Owner, if only one grantor is named above, or on the death of the last of the Grantor Owners to die, if more than one Grantor Owner is named above, or
- on the death of \_\_\_\_\_,  
(insert name of Grantor Owner, must be one of the Grantor Owners named above)

the following described real property:

Check here if all or part of the described real property is Registered (Torrens)

together with all hereditaments and appurtenances belonging thereto.

**NOTE: Pursuant to Minn. Stat. 507.071, subd. 8, this deed must be recorded before the death of the Grantor Owner upon whose death the conveyance or transfer is effective.**

If checked, the following optional statement applies:

- When effective, this instrument conveys any and all interests in the described real property acquired by the Grantor Owner(s) before, on, or after the date of this instrument.

Grantor(s)

\_\_\_\_\_  
*(signature)*

\_\_\_\_\_  
*(signature)*

State of Minnesota, County of \_\_\_\_\_

This instrument was acknowledged before me on \_\_\_\_\_, by  
*(month/day/year)*

\_\_\_\_\_  
*(insert name and marital status of each grantor)*  
\_\_\_\_\_.

(Stamp)

\_\_\_\_\_  
*(signature of notarial officer)*

Title (and Rank): \_\_\_\_\_

My commission expires: \_\_\_\_\_  
*(month/day/year)*

THIS INSTRUMENT WAS DRAFTED BY:  
*(insert name and address)*