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## **The Recorder**

J. Bonnie Rehder  
Clay County Recorder  
Registrar of Titles  
Vital Statistics  
Passports

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### **DiAnn Streifel**

Chief Deputy  
Deputy Registrar  
of Titles

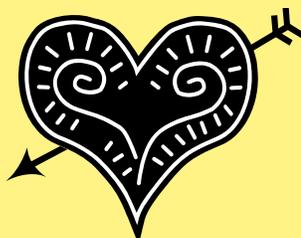
Deputies:

**Annette Mahler**

**Lisa Kunze**

**Kimberly Savageau**

**Melissa Yborra**



## **THANK YOU!**

Thank **YOU** for electing me, J. Bonnie Rehder for another term as Clay County Recorder. I have enjoyed the past 32 years in the Recorder's Office and I look forward to the next four. I thought this would be a good opportunity to share why I get excited about being your County Recorder.

Land Records document recording is one of the longest standing services of local county government and is still vital to our community today. As the official document repository, we not only define property ownership but its history as well.

Official property document recording actually began well before your County or Country was established. As land was granted in one of several methods – ownership and the ability to determine ownership was crucial to our success as a nation. We can all be grateful to the vision of our founding fathers for making this important decision early and maintaining its importance as our country grew. Without this foundational ability, we would not have become the overwhelming success the United States of America is today.

The process of document recording began in very humble terms – large, often leather-bound books were used to record the reception of a document and the individuals/businesses involved. These books provided a much needed means to locate the actual document which was often stored in a separate series of book binders. Interested parties would follow the 'chain of title' back and forth through the years to determine property ownership and if the title to the property was free of various encumbrances including mortgages etc.

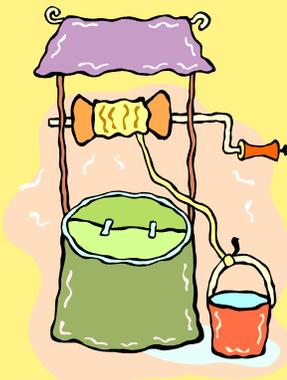
Your County Recorder's Office provides many services to our community including:

- Tracking the chronological chain of ownership of land and personal property from a series of buyers and sellers through the recording of official documents such as property deeds.
- Tracking of additional documents that can affect property ownership such as various liens and mortgages.
- Maintaining a centralized official repository of property and related documents and protecting and archiving against potential loss and exposure.
- Providing public access to the documents and related information.
- Preserving history within our county.



## EXCITING NEWS!

**Chris and Kimberly Savageau are the proud parents and Callie is the VERY proud big sister of identical twin boys Kannon 5 lbs 10 oz. and Cade 5 lb 11 oz. born January 19, 2011.**



Through secure and official tracking of property ownership our citizens are able to safely invest in a home or business. Property owners may potentially use the value in the property to make investments into additional or different property. All of which would not be possible without the definitive ability to determine ownership.

With ownership identification, other county offices have the ability to assess and collect property taxes. This, in turn, funds significant portions of many other necessary government services including education and law enforcement. In fact, your County Recorder's Office contributes significant revenue to the County's general operational fund each year.

Our county's property recording system has been radically improved over the years through the implementation of technology. Computers, scanners, and software make document recording and document searches easily available and more importantly – helps protect this critical information from disaster and loss.

Your Recorder's Office will continue to be the official repository of property ownership documents and will always make the best use of technology to ensure a secure future for the documents and the citizens of our County.

## ***Changes to One Riverside Condo***

We are happy to announce Zenas Baer, our Clay County Examiner of Titles issued a directive to assign a CIC number to One Riverside so we can eliminate the long complicated legal descriptions with percentages. The directive also tells us to create a CICCT which is a Common Interest Community Certificate of Title. A CICCT will be a Certificate to cover all the common interest documents so those docs will no longer clutter up each unit certificate. We will create new certificates for each unit to include a statement to say: Subject to CICCT #585 or succeeding CICCT.....

The directive has been recorded as doc #T003053 and we are working to make the changes. These changes will bring some growing pains but the result will be worth the effort.

## **E-Well Disclosure Certificates**

If you submit Well Disclosure Certificates with deeds for recording you need to consider using the e-Well Disclosure Certificate. It doesn't matter if you e-record your documents or not. It is so easy to use the e-Well and you know right away if the certificate process was successful. It makes no difference to us when recording but your process is easier and no fear of us rejecting the certificate for additional information. We don't like to reject so we would love it if all our document submitters used the e-Well Disclosure Certificate process.

<https://www.health.state.mn.us/divs/eh/wells/eDisclosures/ecountylogin.cfm>

## Microfilm converted to Image

In the last two newsletters I wrote about microfilm images of real estate documents back to 1970 being converted to digital images and available in our online products Laredo and Tapestry. One of our Laredo users noticed a problem with an image so it made me realize I need to explain in more detail about the conversion project. Hundreds of thousands of microfilm aperture cards were converted to images using a machine with a card feeder. Cards can get skipped, duplicated, poor image and all kinds of other problems that machines have, the same as a copy machine or printer. This was a bulk conversion project and done as economically as possible. We don't have the man power to proof every image. As the documents with issues surface we determine if we can fix the problem or if we need to involve the vendor.

We could have held back all the images until we had time to review them but you can imagine how long that would take. Instead I believe the majority of the images are correct and we appreciate being made aware of any documents that may need help. Send an email to [recorder@co.clay.mn.us](mailto:recorder@co.clay.mn.us) telling us what document numbers to check.

*What you leave behind is not what is engraved in stone monuments, but what is woven into the lives of others." Pericles*

## Land Records Showcase

Meet and greet Clay County and City of Moorhead representatives from Planning, Recorder, Auditor/Treasurer, Assessor and GIS offices.

### Featuring:

- New Construction Abatement for Moorhead/Dilworth
- Online Land Records Research
- E-Recording
- Online Mapping
- Upload Survey Data/Plats
- Plat/split requirements

**February 3, 2011**

**1-3 p.m.**

**Moorhead Center Mall Lobby**

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