



**SALES DISCLOSURE FORM**

State Form 46021 (R11/12-11)

Prescribed by Department of Local Government Finance  
Pursuant to IC 6-1.1-5.5

**PRIVACY NOTICE:** The telephone numbers and Social Security numbers of the parties on this form are confidential according to IC 6-1.1-5.5-3(d).

SDF ID

County	Year	Unique ID

SDF Date: \_\_\_\_\_

**PART 1 - To be completed by BUYER/GRANTEE and SELLER/GRANTOR**

**A. PROPERTY TRANSFERRED - MUST BE CONVEYED ON A SINGLE CONVEYANCE DOCUMENT**

1. Property Number	Check box if applicable to parcel	5. Complete Address of Property	6. Complete Tax Billing Address (if different from property address)
A.)	<input type="checkbox"/> 2. Split <input type="checkbox"/> 3. Land <input type="checkbox"/> 4. Improvement		
7. Legal Description of Parcel A:			
B.)	<input type="checkbox"/> 2. Split <input type="checkbox"/> 3. Land <input type="checkbox"/> 4. Improvement		
7. Legal Description of Parcel B:			

**B. CONDITIONS - IDENTIFY ALL THAT APPLY**

- If condition 1 applies, filer is subject to disclosure and a disclosure filing fee.
- | YES                      | NO                       | CONDITION   |
|--------------------------|--------------------------|---|
| <input type="checkbox"/> | <input type="checkbox"/> | 1. A transfer of real property interest for valuable consideration.   |
| <input type="checkbox"/> | <input type="checkbox"/> | 2. Buyer is an adjacent property owner.   |
| <input type="checkbox"/> | <input type="checkbox"/> | 3. Vacant land.   |
| <input type="checkbox"/> | <input type="checkbox"/> | 4. Exchange for other real property ("Trade").  |
| <input type="checkbox"/> | <input type="checkbox"/> | 5. Seller paid points. (Provide the value Table C Item 12.)   |
| <input type="checkbox"/> | <input type="checkbox"/> | 6. Change planned in the primary use of the property? (Describe in special circumstances in Table C Item 3.)              |
| <input type="checkbox"/> | <input type="checkbox"/> | 7. Existence of family or business relationship between buyer and seller. (Complete Table C Item 4.)                      |
| <input type="checkbox"/> | <input type="checkbox"/> | 8. Land contract. Contract term (YY): _____ and contract date (MM/DD/YYYY): _____   |
| <input type="checkbox"/> | <input type="checkbox"/> | 9. Personal property included in transfer. (Provide the value Table C Item 5.)  |
| <input type="checkbox"/> | <input type="checkbox"/> | 10. Physical changes to property between March 1 and date of sale. (Describe in special circumstances in Table C Item 3.) |
| <input type="checkbox"/> | <input type="checkbox"/> | 11. Partial interest. (Describe in special circumstances in Table C Item 3.)  |
| <input type="checkbox"/> | <input type="checkbox"/> | 12. Easements or right-of-way grants.   |

**If conditions 13-15 apply, filers are subject to disclosure, but no disclosure filing fee.**

- | YES                      | NO                       | CONDITION   |
|--------------------------|--------------------------|---|
| <input type="checkbox"/> | <input type="checkbox"/> | 13. Document for compulsory transactions as a result of foreclosure or express threat of foreclosure, divorce, court order, judgment, condemnation, or probate. |
| <input type="checkbox"/> | <input type="checkbox"/> | 14. Documents involving the partition of land between tenants in common, joint tenants, or tenants by the entirety.   |
| <input type="checkbox"/> | <input type="checkbox"/> | 15. Transfer to a charity, not-for-profit organization, or government.  |

**C. SALES DATA - DISCLOSE VALUE OF ITEMS LISTED IN TABLE B, ITEMS 1-15**

- Conveyance date (MM/DD/YYYY): \_\_\_\_\_
- Total number of parcels: \_\_\_\_\_
- Describe any unusual or special circumstances related to this sale, including the specification of any less-than-complete ownership interest and terms of seller financing.  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

- | YES                      | NO                       | CONDITION   |
|--------------------------|--------------------------|---|
| <input type="checkbox"/> | <input type="checkbox"/> | 4. Family or business relationship existing between buyer and seller?<br>Amount of discount: \$ _____ |
- Disclose actual value in money, property, a service, an agreement, or other consideration.

5. Estimated value of personal property: \$ \_\_\_\_\_

6. Sales price: \$ \_\_\_\_\_

- | YES                      | NO                       | CONDITION   |
|--------------------------|--------------------------|---|
| <input type="checkbox"/> | <input type="checkbox"/> | 7. Is the seller financing sale? If yes, answer questions (8-13). |
| <input type="checkbox"/> | <input type="checkbox"/> | 8. Is buyer/borrower personally liable for loan?                  |
| <input type="checkbox"/> | <input type="checkbox"/> | 9. Is this a mortgage loan?                                       |

10. Amount of loan: \$ \_\_\_\_\_

11. Interest rate: \_\_\_\_\_ %

12. Amount in points: \$ \_\_\_\_\_

13. Amortization period: \_\_\_\_\_

**D. PREPARER**

<i>Preparer of the Sales Disclosure Form</i>	<i>Title</i>
<i>Address (Number and Street)</i>	<i>Company</i>
<i>City, State, and ZIP Code</i>	<i>Telephone Number</i> <span style="float:right"><i>E-mail</i></span>

**E. SELLER(S)/GRANTOR(S)**

<i>Seller 1 - Name as appears on conveyance document</i>	<i>Seller 2 - Name as appears on conveyance document</i>
<i>Address (Number and Street)</i>	<i>Address (Number and Street)</i>
<i>City, State, and ZIP Code</i>	<i>City, State, and ZIP Code</i>
<i>Telephone Number</i> <span style="float:right"><i>E-mail</i></span>	<i>Telephone Number</i> <span style="float:right"><i>E-mail</i></span>

**Under penalties of perjury, I hereby certify that this Sales Disclosure, to the best of my knowledge and belief, is true, correct and complete as required by law, and is prepared in accordance with IC 6-1.1-5.5, "Real Property Sales Disclosure Act".**

<i>Signature of Seller</i>	<i>Signature of Seller</i>
<i>Printed Name of Seller</i> <span style="float:right"><i>Sign Date (MM/DD/YYYY)</i></span>	<i>Printed Name of Seller</i> <span style="float:right"><i>Sign Date (MM/DD/YYYY)</i></span>

**F. BUYER(S)/GRANTEE(S) - APPLICATION FOR PROPERTY TAX DEDUCTIONS- IDENTIFY ALL ITEMS THAT APPLY**

<i>Buyer 1 - Name as appears on conveyance document</i>	<i>Buyer 2 - Name as appears on conveyance document</i>
<i>Address (Number and Street)</i>	<i>Address (Number and Street)</i>
<i>City, State, and ZIP Code</i>	<i>City, State, and ZIP Code</i>
<i>Telephone Number</i> <span style="float:right"><i>E-mail</i></span>	<i>Telephone Number</i> <span style="float:right"><i>E-mail</i></span>

**THE SALES DISCLOSURE FORM MAY BE USED TO APPLY FOR CERTAIN DEDUCTIONS FOR THIS PROPERTY. IDENTIFY ALL OF THOSE THAT APPLY.**

YES	NO	CONDITION	YES	NO	CONDITION
<input type="checkbox"/>	<input type="checkbox"/>	1. Will this property be the buyer's primary residence? Provide complete address of primary residence, including county:	<input type="checkbox"/>	<input type="checkbox"/>	3. Homestead
<i>Address (Number and Street)</i>			<input type="checkbox"/>	<input type="checkbox"/>	4. Solar Energy Heating/Cooling System
<i>City, State ZIP Code</i> <span style="float:right"><i>County</i></span>			<input type="checkbox"/>	<input type="checkbox"/>	5. Wind Power Device
<input type="checkbox"/>	<input type="checkbox"/>	2. Does the buyer have a homestead in Indiana to be vacated for this residence? If yes, provide complete address of residence being vacated, including county:	<input type="checkbox"/>	<input type="checkbox"/>	6. Hydroelectric Power Device
<i>Address (Number and Street)</i>			<input type="checkbox"/>	<input type="checkbox"/>	7. Geothermal Energy Heating/Cooling Device
<i>City, State ZIP Code</i> <span style="float:right"><i>County</i></span>			<input type="checkbox"/>	<input type="checkbox"/>	8. Is this property a residential rental property?
			<input type="checkbox"/>	<input type="checkbox"/>	9. Would you like to receive tax statements for this property via e-mail? (Provide contact information below. Please see instructions for more information. Not available in all counties.)
			<i>Primary property owner contact name</i> <span style="float:right"><i>E-mail</i></span>		

**Under penalties of perjury, I hereby certify that this Sales Disclosure, to the best of my knowledge and belief, is true, correct and complete as required by law, and is prepared in accordance with IC 6-1.1-5.5, "Real Property Sales Disclosure Act". (Note: Spouse information, Social Security and Driver's License/Other numbers are not necessary if no Homestead Deduction is being filed.)**

<i>Signature of Buyer1</i>	<i>Signature of Buyer2/Spouse</i>
<i>Printed Legal Name of Buyer 1</i> <span style="float:right"><i>Sign Date (MM/DD/YYYY)</i></span>	<i>Printed Legal Name of Buyer 2/Spouse</i> <span style="float:right"><i>Sign Date (MM/DD/YYYY)</i></span>
<i>Last 5 digits of Buyer 1 Driver's License/ID/Other Number</i> <span style="float:right"><i>State</i></span> <span style="float:right"><i>Last 5 Digits of Social Security Number</i></span>	<i>Last 5 digits of Buyer 2/Spouse Driver's License/ID/Other Number</i> <span style="float:right"><i>State</i></span> <span style="float:right"><i>Last 5 Digits of Social Security Number</i></span>

**PART 2 - COUNTY ASSESSOR**

The county assessor must verify and complete items 1 through 14 and stamp the sales disclosure form before sending to the auditor:

1. Property	2. AV Land	3. AV Improvement	4. Value of Personal Property	5. AV Total	6. Property Class Code	7. Neighborhood Code	8. Tax District	9. Acreage
A.)								
B.)								

<b>Assessor Stamp</b>	10. Identify physical changes to property between March 1 and date of sale. _____ _____ _____ _____ _____	YES	NO	CONDITION
		<input type="checkbox"/> <input type="checkbox"/> 11. Is form completed? <input type="checkbox"/> <input type="checkbox"/> 12. State sales fee required? 13. Date of sale (MM/DD/YYYY): _____ 14. Date form received (MM/DD/YYYY): _____		

Items 15 through 18 are to be completed by the assessor when validating this sale:

15. If applicable, identify any additional special circumstances relating to validation of sale. _____ _____ _____ _____ _____ _____	YES	NO	CONDITION
	<input type="checkbox"/> <input type="checkbox"/> 16. Sale valid for trending? <input type="checkbox"/> <input type="checkbox"/> 17. Validation of sale complete? 18. Validated by: _____		

**PART 3 - COUNTY AUDITOR**

<b>Auditor Stamp</b>	1. Disclosure fee amount collected: \$ _____ 2. Other Local Fee: \$ _____ 3. Total Fee Collected: \$ _____ 4. Auditor receipt book number: _____ 5. Date of transfer (MM/DD/YYYY): _____	YES	NO	CONDITION
		<input type="checkbox"/> <input type="checkbox"/> 6. Is form completed? <input type="checkbox"/> <input type="checkbox"/> 7. Is state fee collected? <input type="checkbox"/> <input type="checkbox"/> 8. Attachments complete?		

**PART 4 - RECEIPT FOR STATEMENT OF DEDUCTION OF ASSESSED VALUATION**

SDF ID _____ SDF Date (MM/DD/YYYY) _____ Parcel Number _____	Buyer 1 - Name as appears on conveyance document _____ Address of Property (Number and Street) _____ City, State, and ZIP Code of Property _____ Auditor Signature _____ Date (MM/DD/YYYY) _____
Check all that apply: <input type="checkbox"/> Homestead <input type="checkbox"/> Solar Energy <input type="checkbox"/> Wind Power <input type="checkbox"/> Hydroelectric <input type="checkbox"/> Geothermal <input type="checkbox"/> Rental Property <input type="checkbox"/> Electronic Statement (e-mail)	

A person who knowingly and intentionally falsifies value of transferred real property, or omits or falsifies any information required to be provided in the sales disclosure form commits a Class C felony.