

**ASSEMBLY AMENDMENT 4,
TO 1999 ASSEMBLY BILL 613**

March 21, 2000 – Offered by Representatives WALKER and HUBER.

1 At the locations indicated, amend the bill as follows:

2 **1.** Page 2, line 12: before “notice” insert “the duty to disclose information from
3 or about sex offender registry and immunity for providing”.

4 **2.** Page 33, line 18: delete “Any information” and substitute “Except as
5 provided in s. 452.24, any information”.

6 **3.** Page 33, line 21: delete the material beginning with that line and ending
7 with page 38, line 12, and substitute:

8 “SECTION 82m. 452.24 of the statutes is created to read:

9 **452.24 Disclosure duty; immunity for providing notice about the sex**
10 **offender registry. (1)** If, in connection with the sale, exchange, purchase or rental
11 of real property, a licensee receives a request from a person to whom the licensee is
12 providing brokerage services in connection with the sale, exchange, purchase or
13 rental for information related to whether a particular person is required to register

1 as a sex offender under s. 301.45 or any other information about the sex offender
2 registry under s. 301.45, the licensee has a duty to disclose such information, if the
3 licensee has actual knowledge of the information.

4 (2) Notwithstanding sub. (1), the broker or salesperson is immune from
5 liability for any act or omission related to the disclosure of information under sub.
6 (1) if the broker or salesperson in a timely manner provides to the person requesting
7 the information written notice that the person may obtain information about the sex
8 offender registry and persons registered with the registry by contacting the
9 department of corrections. The notice shall include the appropriate telephone
10 number and Internet site of the department of corrections.

11 **SECTION 84m.** 704.50 of the statutes is created to read:

12 **704.50 Disclosure duty; immunity for providing notice about the sex**
13 **offender registry. (1)** Except as provided in sub. (2), a landlord or his or her agent
14 has no duty to disclose to any person in connection with the rental of real property
15 any information related to the fact that a particular person is required to register as
16 a sex offender under s. 301.45 or any information about the sex offender registry
17 under s. 301.45.

18 (2) If, in connection with the rental of real property, a person requests of a
19 landlord or his or her agent information related to whether a particular person is
20 required to register as a sex offender under s. 301.45 or any other information about
21 the sex offender registry under s. 301.45, the landlord or agent has a duty to disclose
22 such information, if the landlord or agent has actual knowledge of the information.

23 (3) Notwithstanding sub. (2), the landlord or agent is immune from liability for
24 any act or omission related to the disclosure of information under sub. (2) if the
25 landlord or agent in a timely manner provides to the person requesting the

1 information written notice that the person may obtain information about the sex
2 offender registry and persons registered with the registry by contacting the
3 department of corrections. The notice shall include the appropriate telephone
4 number and Internet site of the department of corrections.

5 **SECTION 86m.** 706.20 of the statutes is created to read:

6 **706.20 Disclosure duty; immunity for providing notice about the sex**
7 **offender registry. (1)** Except as provided in sub. (2), an owner of an interest in real
8 property has no duty to disclose to any person in connection with the sale, exchange,
9 purchase or rental of the real property any information related to the fact that a
10 particular person is required to register as a sex offender under s. 301.45 or any
11 information about the sex offender registry under s. 301.45.

12 **(2)** If, in connection with the sale, exchange, purchase or rental of real property,
13 a person requests of an owner of an interest in the real property information related
14 to whether a particular person is required to register as a sex offender under s. 301.45
15 or any other information about the sex offender registry under s. 301.45, the owner
16 has a duty to disclose such information, if the owner has actual knowledge of the
17 information.

18 **(3)** Notwithstanding sub. (2), the owner is immune from liability for any act or
19 omission related to the disclosure of information under sub. (2) if the owner in a
20 timely manner provides to the person requesting the information written notice that
21 the person may obtain information about the sex offender registry and persons
22 registered with the registry by contacting the department of corrections. The notice
23 shall include the appropriate telephone number and Internet site of the department
24 of corrections.”.

