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LRB-3511/1 JK:jld:kjf

# **2001 SENATE BILL 342**

December 6, 2001 – Introduced by Senator Huelsman, cosponsored by Representatives Vrakas, Grothman and Lippert. Referred to Committee on Universities, Housing, and Government Operations.

AN ACT to create 77.25 (15t) of the statutes; relating to: a real estate transfer

fee exemption for a conveyance between related corporations, partnerships, and limited liability companies.

## Analysis by the Legislative Reference Bureau

Under current law, with certain exemptions, a person who conveys property to another person is subject to a real estate transfer fee equal to 30 cents for each \$100 of the property's value. A conveyance of property between a corporation and its shareholders is exempt from the transfer fee if all the shareholders are related to each other as spouses, lineal ascendants, lineal descendants, siblings, or spouses of siblings and if no consideration is paid for the conveyance. A conveyance of property between a partnership and its partners is exempt from the transfer fee if all the partners are related to each other as spouses, lineal ascendants, lineal descendants, siblings, or spouses of siblings and if no consideration is paid for the conveyance. A conveyance of property between a limited liability company and its members is exempt from the transfer fee if all the members are related to each other as spouses, lineal ascendants, lineal descendants, siblings, or spouses of siblings and if no consideration is paid for the conveyance.

Under this bill, a conveyance of property from a corporation, partnership, or limited liability company to a corporation, partnership, or limited liability company is exempt from the real estate transfer fee if the shareholders, partners, or members of the entity transferring the property are related to the shareholders, partners, or members of the entity receiving the property as spouses, lineal ascendants, lineal

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descendants, siblings, or spouses of siblings and if no consideration is paid for the conveyance.

This bill will be referred to the joint survey committee on tax exemptions for a detailed analysis, which will be printed as an appendix to this bill.

For further information see the *state and local* fiscal estimate, which will be printed as an appendix to this bill.

# The people of the state of Wisconsin, represented in senate and assembly, do enact as follows:

**Section 1.** 77.25 (15t) of the statutes is created to read:

77.25 (15t) From a corporation, partnership, or limited liability company to a corporation, partnership, or limited liability company, if the shareholders, partners, or members of the entity transferring the property are related to the shareholders, partners, or members of the entity receiving the property as spouses, as lineal ascendants, lineal descendents, or siblings, whether by blood or by adoption, or as spouses of siblings, if the transfer is for no consideration except the assumption of debt of or interest in a partnership or limited liability company or the assumption of debt or stock of the corporation, if the corporation owned the property for at least 3 years.

### Section 2. Initial applicability.

(1) This act first applies to conveyances that are submitted for recording on the effective date of this subsection.

#### Section 3. Effective date.

(1) This act takes effect on the first day of the 2nd month beginning after publication.

17 (END)