

Florida - Fees, Rates and Taxes

Deed Transfer Taxes and Documentary Stamps

The current rate for the deed transfer tax and documentary stamps is \$0.70 per every one hundred dollars of consideration. In Dade County, a surtax of \$4.50 per every thousand dollars is charged for commercial transactions. The seller customarily pays for the deed transfer tax and documentary stamps.

FL000054 Change in Documentary Stamp Tax

Mortgage Transfer Tax

The current mortgage tax rate is \$0.35 per every one hundred dollars of indebtedness. In addition, an intangible tax of \$2.00 per every thousand dollars is charged for every mortgage filed in Florida.

Real Estate Taxes

Real estate/ad valorem taxes are paid on an annual basis. They are due on November 1 of each year and are considered delinquent on April 1st of the next year.

Recording Fees

Recording fees for a document are \$10.00 for the first page and \$8.50 for each additional page.

Search and Examination Fees

The seller or the borrower customarily pays for the search and examination.

Title Insurance Rates

The minimum title insurance premium rates are filed with the Department of Insurance in Florida. These rates represent only the risk rate. They do not include search and examination fees.

The seller customarily pays for the owner's title insurance, but this practice is negotiable. The purchaser/borrower usually pays for the loan policy.

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