Land Use Authority
76 North Main Street, Kanab, Utah 84741
(435) 644-4966 or (435) 644-4364
planning@kanab.utah.gov

Authorization to Transfer

Under Kane County Ordinance 9-21A-6(H) the owner or their agent or assign, of the property described herein is authorized to sell, trade, gift, bequeath or otherwise transfer the property, notwithstanding the criminal and civil penalties associated with transferring land that has been previously divided without first complying with state and county law.

Current Owner(s) of the Land: _____
Legal Description and Parcel ID: _____
_____
_____

This Authorization to Transfer may be recorded and if recorded shall automatically transfer to any subsequent owner(s) of the property. However, if after obtaining this signed Authorization to Transfer any current or subsequent owner of the property further subdivides, or otherwise alters the size and/or shape of the property in violation of State or County law or ordinance, this Authorization to Transfer shall become immediately null and void.

STATE OF UTAH)
:ss
COUNTY OF KANE)

I, Shannon McBride, the Kane County Land Use Administrator, having reviewed the request for an Authorization to Transfer, hereby state and affirm that the property contained herein qualifies under Kane County Ordinance 9-21A-6(H) and I hereby issue this Authorization to Transfer.

Dated this ___ day of _____, 20__ _____
Shannon McBride, Land Use Administrator

SUBSCRIBED AND SWORN TO before me on this ____ day of _____, 20___.

_____
NOTARY PUBLIC

Additional Notice: It is the current owner/seller's obligation to provide a copy of this "Authorization to Transfer" to the subsequent owner/buyer. The County is under no obligation to provide this information to anyone. Furthermore, the land described herein is currently in violation of state and/or county laws regarding the subdivision of property for failing to prepare and receive approval of a plat or to meet an exception to the plat requirement, and for not complying with the substantive and procedural requirements of Chapter 21 of the Kane County Land Use Ordinance (Subdivision Ordinance). Due to the violation, this property is not eligible to receive any building permits, and nothing in this document shall be construed as to authorizing any building permit. The subdivision error may be corrected in several different ways including an application for a rural unimproved subdivision or a platted unimproved subdivision. Property owners should contact the Kane County Land Use Administrator for complete and current information on these and other options before proceeding. At a minimum these options require a record of survey to be completed by a state licensed surveyor. Improvements may not be necessary but access and utility easements must be dedicated, approval must be obtained for sewer and water, and other zoning requirements must be reviewed. Further information regarding these options may be obtained by contacting the Land Use Administrator.