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**\*NEW SUBMISSION\* Revisions to Recordation Tax Rate**

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Date Tue 5/6/2025 10:42 AM

To Public Record <publicrecord@charlescountymd.gov>

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**Revisions to Recordation Tax Rate**

**Submission #:** 4028509

**IP Address:** 146.75.253.251

**Submission Date:** 05/06/2025 10:41

**Survey Time:** 10 minutes, 38 seconds

You have a new online form submission.

Note: all answers displaying "\*\*\*\*\*" are marked as sensitive and must be viewed after your login.

**Public Hearing Comment Form****Questions or More Information 240-776-6709****Name**

Theresa Deminne

**Address**

6770 Maxwell Drive  
Hughesville, MD 20637

**Phone****Email**

deminne.theresa@gmail.com

**Are you:**

Against Topic

**Comment**

I am opposed to increasing the recordation tax from \$10 per thousand to \$14 per thousand because this is another tax on homeowners. It wasn't too long ago when the county implemented a county transfer tax of 0.5% and now the county wants to increase the recordation tax by 0.4%. If you use the example of a home selling for \$450,000 before the first tax hike, which was just before Covid hit, the total transfer and recordation cost would be \$6750 (\$10 per thousand + 0.5% Md transfer tax) with this new tax hike on homeowners that total cost will increase by 60% to \$10,800( 0.5% county transfer tax + \$14 per thousand recordation tax + 0.5% Md transfer tax). That tax is not just on incoming homeowners, it also impacts sellers. If you have a resident selling their home in Charles County and moving to another property in Charles County they will get hit with this tax twice. Additionally, this tax increase will make Charles County the most expensive county in Southern Maryland to transfer property and number four in the state of Maryland. For these reasons, I oppose this tax increase because it is yet another tax on homeowners. The county should focus on creating alternative tax bases so that the tax burden does not fall completely on the shoulders of homeowners. Thank you for your consideration.

**Upload File(s)**

**Read-Only Content**

Thank you,  
**Charles County, MD**

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