

These are the Only Questions You Need to Answer to Make a Beneficiary Deed. Please Fill This Out Before Making a Deed Online or Using the Packet. If You Can Answer These Questions You Can Make a Beneficiary Deed Yourself.

1. What is the name of each current living owner as it appears on your deed? _____

2. What's your address? _____

3. What is the name and address of each person you want to leave your home to and what percentage interest do you want each person to have?
Name: _____ % Interest: _____
Address: _____
Name: _____ % Interest: _____
Address: _____
Name: _____ % Interest: _____
Address: _____
Name: _____ % Interest: _____
Address: _____
Name: _____ % Interests: _____
Address: _____
Please Note: Please be sure these interests add up to 100%. Thank you.
4. Optional: If all the people you named above could die before you do, what is the name and address of each person you want to leave your home to and what percentage do want each person to have?
Name: _____ % Interest: _____
Address: _____
Name: _____ % Interest: _____
Address: _____
Name: _____ % Interest: _____
Address: _____
Please Note: You should use this optional section if you only name one person to receive your home.
5. In what Colorado County is your home/property located? _____
6. What is the legal description of your home? It's on your deed, your mortgage or deed of trust and your title insurance policy. If it takes more than this space allows, please photocopy it and attach it.

7. What is the complete address of this property if different from your address above?

- ❖ **You need a separate Beneficiary Deed for each piece of real property you own in Colorado.**
- ❖ **Most people have no problem at all filling this deed out online because you just enter this same information. With the packet, you get easy to follow instructions plus a filled in sample deed to see how to do it.**
- ❖ **Using a Beneficiary Deed instead of leaving your home to someone in a Will can save at least \$2,000 and 6 to 12 months in probate court. For most homeowners, the actual savings is usually more.**
- ❖ **There is no easier, safer, quicker or more affordable way to leave your home to someone or for someone to leave their home to you. That's why Colorado passed the Beneficiary Deed Law. CRS 15-15-402.**

- ❖ **Under Colorado Law, a Will requires your home or any other Colorado real estate to go through probate. This deed keeps your home and other real estate out of probate.**
- ❖ **Do this online for \$19.95 or at home with the \$34.95 packet.**