

**FAIRFAX CIRCUIT COURT
LAND RECORDS RECORDATION TAXES AND FEES**

TAXES AND FEES	RECORDATION COST
State	\$.25 per \$100 rounded to the next highest \$100 (§58.1-801,803)
County	\$.0833 per \$100 rounded to the next highest \$100 (§58.1-3800)
Grantor	\$.50 per \$500 (\$.10 per hundred) rounded to the next highest \$500 (§58.1-802)
Transfer Fee	\$1.00 on all deeds (§58.1-3314(3))
Clerk's Fee	<p>Note: <i>The Clerk's Fee will be assessed for both the document and the plat(s).</i></p> <p>Documents: \$21.00 for 1-10 pages or sheets \$35.00 for 11- 30 pages or sheets \$55.00 for 31 or more pages or sheets Note: (Includes \$1.50 State Library fee (§17.1-275 A(2)) and \$5.00 Technology Trust Fund fee (§17.1-279).)</p> <p>Oversized Plat Sheets (larger than 8 ½" x 14"): \$20.00 per sheet (§17.1-275(A)(2)) Note: (Includes \$5.00 Technology Trust Fund fee (§17.1-279).)</p> <p>Regular Plat Sheets (no larger than 8 ½"x 14"): There is no charge for recording regular plat sheets.</p>
ADDITIONAL FEES:	
Additional Names	There is no charge for indexing additional names.
Deed Processing Fee	\$10.00 for all deeds, certificates of satisfaction, partial certificates of satisfaction, deeds of trust and mortgages not exempt under §58.1-801 and 803.
Open Space Preservation Fee	\$1.00 fee on every original and corrected Deed, Deed of Trust or Mortgage for property in Fairfax County (§ 58.1-817). (Not Fairfax City property.)

INSTRUMENT	FEE BREAKDOWN
Bill Of Sale	State Tax; County Tax on value of goods; Clerk's Fee; Technology Trust Fund
Certificate of Satisfaction (all)	Clerk's Fee, Deed Processing Fee
Contract	State Tax; County Tax, Clerk's Fee; Technology Trust Fund
Dedication	Clerk's Fee; Technology Trust Fund; Open Space Preservation Fee
Deeds	State Tax & County Tax based on sales price or Fair Market Value, whichever is greater; Transfer Fee; Clerk's Fee; Grantor Tax; Technology Trust Fund; Deed Processing Fee; Open Space Preservation Fee
Deed Of Contribution	Transfer Fee; Clerk's Fee; Technology Trust Fund; Open Space Preservation Fee

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INSTRUMENT	FEE BREAKDOWN
Deed Of Dissolution	Transfer Fee; Clerk's Fee; Technology Trust Fund; Open Space Preservation Fee
Deed Of Distribution	Transfer Fee; Clerk's Fee; Technology Trust Fund; Open Space Preservation Fee
Deed Of Gift	Transfer Fee; Clerk's Fee; Technology Trust Fund (Cite VA Code section for exemption.); Open Space Preservation Fee
Deed Of Partition	\$.50 State Tax; Transfer Fee; Clerk's Fee; Technology Trust Fund (Cite VA Code section.); Open Space Preservation Fee
Deed Between Husband & Wife	Transfer Fee; Clerk's Fee; Technology Trust Fund (Cite VA Code section.); Open Space Preservation Fee
Deed Pursuant To Property Settlement	\$.50 State Tax; \$.17 County Tax; Transfer Fee; Clerk's Fee; Technology Trust Fund (Cite VA Code section.); Open Space Preservation Fee
Easement	\$.25 State Tax; \$.08 County Tax; Clerk's Fee; Technology Trust Fund; Deed Processing Fee; Open Space Preservation Fee
Lease	State Tax & County Tax on total amount of lease or value of land, whichever is less; Clerk's Fee; Technology Trust Fund
Lease Communications Equip	\$15 State Tax, \$5 County, Clerk's Fee
Lease Communications Tower	\$75 State Tax, \$25 County Tax, Clerk's Fee
Modification of Trust (terms only)	Clerk's Fee, Open Space Preservation Fee
Modification of Trust (increase loan amount)	State & County Tax on amount borrowed, Clerk's Fee, Deed Processing Fee, Open Space Preservation Fee
Mortgage	State Tax & County Tax on amount borrowed; Clerk's Fee; Technology Trust Fund; Open Space Preservation Fee
Option	State Tax & County Tax on amount offered to receive option; Clerk's Fee; Technology Trust Fund
Quitclaim Deed	\$.50 State Tax; \$.17 County Tax; Transfer Fee; Clerk's Fee; Technology Trust Fund; Deed Processing Fee; Open Space Preservation Fee
Quitclaim Easement	\$.25 State Tax; \$.08 County Tax; Clerk's Fee; Technology Trust Fund
Release Of Trust/Deed of Release	\$.50 State Tax; \$.17 County Tax; Clerk's Fee; Technology Trust Fund; Open Space Preservation Fee
Trust	State & County Tax on amount borrowed; Clerk's Fee; Technology Trust Fund; Open Space Preservation Fee
Trust (Rollover; Refinance)	State Tax & County Tax on difference between the original amount on the existing trust and new money borrowed; (Applies if SAME LENDER only; Refinance with Same Lender language required; cite

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INSTRUMENT	FEE BREAKDOWN
	VA Code section for exemption); Clerk's Fee; Technology Trust Fund; Open Space Preservation Fee

THE FOLLOWING DOCUMENTS ARE RECORDED FOR CLERK'S FEE AND TECHNOLOGY TRUST FUND FEE ONLY	
Agreement	Lis Pendens (provide law or chancery number)
Assumption Agreement	Master Deed
Affidavit	Merger
Appointment of Trustees	Mechanic's Lien
Assignment of Proceeds	Notice/Court Order
Assignment of Trust	Power of Attorney
Attachment	Permit
By Laws	Release of Covenant Not to Encumber
Confirmation Deed (cite Code section)	Resignation of Trustee
Corrected or Re-recorded Document	Subordination
Covenant	Substitute of Trustees
Debtor's Petition	Trust Agreement
Declaration	Vacation
Homestead Deed	Waiver
Lien	Release of Lien/Lis Pendens

<i>The Following Documents are Recorded for NO CHARGE</i>	
Trustee's Reports	
Easements for:	Town of Herndon Town of Vienna City of Fairfax
Documents resulting from Actions of the Fairfax County Board of Supervisors	

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JUDGMENT DOCKETING FEES	
\$10.00	Docketing of Virginia (not Federal) Judgment and Assignment of Judgment
\$10.00	Assignment of Judgment
\$25.00	Docketing of Foreign Judgment
\$5.00	Abstract of Judgment
\$7.50	Triple Seal Abstract of Judgment
\$2.50	Triple Seal Copy of General District Court Judgment
\$5.00	Docketing and Releasing of IRS tax lien
No Fee	Release of Judgment