HOUSE BILL NO. 6376

September 24, 2026, Introduced by Rep. Wozniak and referred to Committee on Finance.

A bill to amend 1879 PA 237, entitled

"An act to provide for the execution, acknowledgment, and recording of contracts for the sale of land,"

by amending section 8 (MCL 565.358), as added by 1998 PA 106.

THE PEOPLE OF THE STATE OF MICHIGAN ENACT:

Sec. 8. (1) Any document that would be sufficient to constitute a real estate mortgage ~~upon~~ **on** an interest in real property ~~shall constitute~~ **constitutes** a land contract mortgage ~~upon~~ **on** the vendor's or vendee's interest.

(2) A land contract mortgage ~~shall~~ **must** be in a form and ~~shall~~

~~be~~ executed, acknowledged, and recorded in the same manner as provided for real estate mortgages.

(3) A land contract mortgage need not specifically identify the interest encumbered as a vendor's or vendee's interest.

(4) A land contract mortgage that is recorded in the manner provided for real estate mortgages is perfected for all purposes, without filing, under the uniform commercial code, 1962 PA ~~172,~~ **174,** MCL 440.1101 to ~~440.11102,~~ **440.12501,** any notice to the nonmortgaging vendor or the nonmortgaging vendee or the taking of possession of the original land contract document or otherwise. A land contract mortgage perfected in accordance with this section takes priority as a matter of law over all other mortgages, liens, security, or other interests in such vendor's or vendee's interests except those as to which a real estate mortgage would be subordinate.

Enacting section 1. This amendatory act does not take effect unless House Bill No. 6347 (request no. H02809'25) of the 103rd Legislature is enacted into law.