

Dear Legislator,

I am writing to urge your support for the 2026 Notary Verification bill designed to help protect Kansas homeowners from fraudulent deed filings and property theft.

Criminals can currently forge deeds and transfer ownership of homes without ever setting foot in Kansas. These attempts are occurring more frequently, putting homeowners at serious risk of losing properties they have worked their entire lives to own.

This bill establishes a clear, common-sense safeguard by strengthening notary verification requirements before real estate documents are recorded. It helps ensure that notarizations are properly authorized with a simple verification process, while stopping fraudulent transfers before harm occurs, protecting both the true property owner and innocent Kansas notaries.

It is important to note that this legislation is not intended to stop all fraud. Rather, it is a strong and necessary first step—addressing approximately one-quarter of known fraud cases. It specifically strengthens protections related to notarial fraud involving Kansas notaries and does not apply to foreign or out-of-state actors beyond Kansas jurisdiction.

According to the National Notary Association, approximately 22% of all fraud cases include a notarial component. Addressing this vulnerability meaningfully reduces risk while preserving lawful transactions.

The legislation protects everyday Kansans from devastating financial and emotional loss. It also supports county offices by giving them better tools to reject fraud before homeowners are harmed, rather than attempting to fix damage after the fact.

I respectfully ask you to support this bill and help make Kansas a leader in protecting homeowners and property rights. This is a practical, preventative solution that benefits all Kansans.

Thank you for your time, your service, and your commitment to the safety and security of Kansas homeowners.

Sincerely,