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Governor

**ARUNA MILLER**  
Lt. Governor



**ROBERT YEAGER**  
Director

**DENNIS HUANG**  
Deputy Director

**HEARING DATE:** January 21, 2025

**BILL:** SB0168

**TITLE:** State Department of Assessments and Taxation - Blockchain-Based Real Property Title Pilot Program - Establishment

**SDAT POSITION:** LETTER OF INFORMATION

The Department's primary function is the valuation of property for assessment and taxation purposes. SDAT does not handle or maintain real property title information. Title recordation and maintenance fall under the purview of the Clerks of the Circuit Court.

To the extent that SDAT utilizes title-related data in its operations, the Department currently scrapes that information from the publicly accessible Maryland Land Records. This is done solely to facilitate the Department's core mission of property assessment and taxation, not for the purpose of maintaining a title registry.

The Department has reviewed the current fiscal and administrative impact of Senate Bill 168 as drafted. It is estimated that implementation of this bill would cost the State more than \$3 million in its current form. Furthermore, the establishment of the pilot program would necessitate that SDAT hire staff with specialized expertise to handle title data, a function that is entirely new to the Department and beyond its current statutory mandate and capabilities.