



Ohio Revised Code

Section 5301.77

Effective: June 16, 2026

Legislation: Senate Bill 101

(A) No person shall record or cause to be recorded in this state an unfair service agreement or a notice or memorandum of an unfair service agreement.

(B) A county recorder shall not accept for recording an unfair service agreement or a notice or memorandum of an unfair service agreement.

(C) If an unfair service agreement or a notice or memorandum of an unfair service agreement is recorded in violation of this section, it does not provide actual or constructive notice against an otherwise bona fide purchaser of the residential real estate or any other individual or entity that may obtain an interest in the residential real estate.
