



WALWORTH COUNTY  
REGISTER OF DEEDS  
**LandShark Online Subscription Access System  
Terms of Use Agreement**

This document sets forth the Terms of Use Agreement made and entered into this \_\_\_\_\_ day of \_\_\_\_\_, in the year \_\_\_\_\_, by and between the Walworth County Register of Deeds Office, located at 100 West Walworth Street, Elkhorn, Wisconsin, 53121, and the company below ("Firm"):

Firm / Company Name:	
Street Address:	
City, State, Zip:	
Telephone Number:	
Fax Number:	
Email Address:	

1. Walworth County Register of Deeds Office agrees to furnish online access to the real estate tract and grantor/grantee index and images through the Walworth County Website. The information and services available at this site come from a variety of data custodians and county offices and are made available only by subscription.
2. The information is not to be construed as true and complete. It is a representation of the public record or county databases and information systems, and is subject to error, omission and future modification or enhancements. Firm shall receive notice of computer problems that may affect access to this web site in a timely manner.
3. The firm agrees to maintain the confidentiality of personally identifiable information found on this site. Specifically, names of persons or property owner names may not be re-distributed, republished or disclosed to non-users of the site.
4. The firm agrees to refrain from selling copies of this information. Copies of individual reports or documents may be provided to certain firm customers if such copies are used in the course of the firm's normal business and if the source of the information is provided to the recipient (either verbally or in writing). Any such copy must protect the confidentiality of individuals mentioned in the information copied unless the copy is for the person identified in the record as verified through a photo ID. Walworth County remains the custodian of all records contained on the system and any open records requests for such information shall be directed to Walworth County Register of Deeds.
5. The firm is responsible for all persons using the firm login. The firm must provide Walworth County Register of Deeds Office with the names of all persons using the firm login and agrees to notify the Walworth Register of Deeds Office of any changes. Walworth County Register of Deeds reserves the right to change the firm's password or login information for any reason as the Walworth County Register of Deeds deems sufficient.
6. The subscription fee for Walworth County Register of Deeds real estate tract and grantor/grantee index and image website is \$650.00 per month due in advance. An invoice will be generated on the first of the month for service for the following month. **Payment is due within twenty-one (21) days**

**of receipt of invoice. Register of Deeds reserves the right to suspend service if payment is not received prior to the start of the covered month.**

7. The term of this contract shall be from \_\_\_\_\_ through \_\_\_\_\_. At the option of the Buyer it may be renewed, subject to the provisions of the County as they pertain to the charges and other conditions of this contract, for additional one (1) year increments. The County reserves the right to withdraw from the provisions of this service at the end of any calendar year. If the Buyer decides to exercise its right to renew this contract, it shall so inform the County in writing at least thirty (30) days prior to December 31. If the County decides to exercise the right to withdraw from this contract, it will do so by written notice to Buyer at the address above at least thirty (30) days prior to December 31. Said written notice can be hand carried or mailed to Buyer and if mailed will be deemed to have been received within three (3) working days.
8. Walworth County Register of Deeds Office reserves the right to change these terms and conditions at any time, or to modify or discontinue services without notice or liability for any reason the Walworth County Register of Deeds deems sufficient.
9. The firm must agree to abide by all disclaimers posted on the website. Disclaimers may change from time to time without notice or liability.
10. Any disputes arising from the use of this website and/or data are governed by the laws of the State of Wisconsin and Walworth County and venue for resolutions of any actions or disputes that may arise shall be in Walworth County. The laws of the state of Wisconsin shall apply to all uses of this data and this system. All parties stipulate that any litigation will be tried before the Circuit Court of Walworth County sitting without a jury.

Walworth County

By: \_\_\_\_\_  
Michele Jacobs, Register of Deeds

Date: \_\_\_\_\_

**Firm Name**

By: \_\_\_\_\_

Date: \_\_\_\_\_

Please make checks payable to:

Walworth County Register of Deeds

Send the completed Terms of Use Agreement and payment to:

Michele Jacobs  
Walworth County Register of Deeds  
100 W. Walworth Street, Room 102  
Elkhorn, WI 53121  
(262) 741-4214  
[majacobs@co.walworth.wi.us](mailto:majacobs@co.walworth.wi.us)  
(262) 741-4947 fax

## FIRM CONTACTS

Please provide the names, phone numbers, fax numbers, and email addresses for two staff persons who will serve as a point of contact. **Indicate current User ID if already registered in LandShark.**

Firm Name:	
------------	--

Contact 1		Contact 2	
Name:		Name:	
Phone:		Phone:	
Email:		Email:	
Current User ID: (if any):		Current User ID: (if any):	

**SYSTEM USERS:**

Please provide the names of any additional staff that will use the Walworth County real estate tract index and images website. **If already registered in LandShark, please provide current user ID.**

	Name	Current User ID (if any)
1.		
2.		
3.		
4.		
5.		
6.		
7.		
8.		

**NOTE:** If a current User ID is identified above, those users can continue to log in under their current User ID and password, but will now be included in the monthly subscription account to access images. Those users not currently registered will be assigned User IDs and passwords. The initial password assigned will be the same as the User ID, but can be changed as a user wishes.

If you wish to have only one User ID for **all** account users, please check the box.

If an account User ID has already been established, please list that User ID below.