

# Insight

March 2013

## Special Alert

### State Registration of Agreements on the Lease of Real Estate

**On 4 March 2013 the Russian President signed Federal Law No. 21-FZ which reinstates mandatory state registration of agreements on the lease of real estate (the "Law").**

The Law, in particular, amends Federal Law No. 302-FZ "On Amendments to Chapters 1, 2, 3 and 4 of Part I of the Russian Civil Code" dated 30 December 2012, and restores the mandatory requirement for state registration of agreements on the lease of real estate, including lease of buildings and structures as well as enterprises provided for under Articles 609, 651 and 658 of the Civil Code.

Earlier in December 2012, Federal Law No. 302-FZ amended certain provisions of the Civil Code and, among other things, abolished state registration of certain transactions and preserved state registration of rights and their encumbrances only. Law No. 302-FZ also stipulated that the requirement for state registration of agreements on the lease of real estate would cease on 1 March 2013. The amendments did not fully meet the initially intended purpose of this law and drew a broad resonance (please see our update for 24 December 2012 – 13 January 2013).

*The Law entered into force on 4 March 2013.*



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This update is a general summary of recent developments in Russian legislation and should not be treated as legal advice. Readers should seek the advice of legal counsel on any specific question. All translations of terminology in this update are unofficial.

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