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IT'S THE LAW!

DID YOU KNOW THAT, IN FLORIDA...

While Florida law doesn't require a lawyer be involved in completing a **REAL ESTATE** transaction, retaining one at the beginning of the buying or selling process can prevent having to hire one due to a Contract dispute later. Remember, ***there is NO such thing as a Standard Contract!***

There is no state inheritance tax. However, when someone passes away, a final individual Tax Return might be necessary to file on behalf of the *Decedent* (i.e., the person who dies) or on behalf of the Estate.

SPECIAL NEEDS TRUSTS are designed to provide for a physically or mentally disabled *Trust Beneficiary* in such a way that the Trust assets are not counted for the purposes of Medicaid eligibility. It allows Trust income to be distributed to improve the recipient's quality of life by paying for expenses not covered by Medicaid. A *Special Needs Trust* can cover such additional care as personal grooming, entertainment, electronic equipment including computers and TVs, some non-government funded medical expenses such as massage therapy, and even equipment and transportation.

Upon a divorce, a **FORMER SPOUSE** listed as a beneficiary, is no longer a beneficiary in a Will under Florida Statutes. If the intent is to keep a former spouse in the Will, a new Will should be prepared after the Divorce is final to confirm that the person making the Will still wants the ex-spouse to be a beneficiary.

JUPITER LAW CENTER is a private neighborhood law firm located in the RiverPlace Professional Center, 1003 W. Indiantown Road, Suite 210, Jupiter, FL. (561) 744 - 4600, jupiterlawcenter.com. The firm provides peace of mind by solving problems with integrity and compassion in the areas of Estate Planning (*Wills & Trusts, Powers of Attorney, Health Care Surrogates, Living Wills, Probate Estates, Succession Planning, Contracts & Purchase/Sale Agreements*), Family Law (*Divorce, Paternity, Child Support & Time Sharing, Alimony, Property Distribution, Modifications, Collaborative Law, Pre/Post Nuptial Agreements*) and Real Estate (*Community Association Law, Residential & Commercial Transactions, Deeds, Closings*).