

ACQUIRING PROPERTY (CITIZENS OF EUROPEAN UNION MEMBER STATES)

- On 5 December 2008, the Act on Amendments to the Act on Ownership and Other Real Rights was adopted, which has equalized citizens and legal persons from EU Member States with domestic persons by removing from the current Act special assumptions (reciprocity and consent of the Minister of Justice) for acquiring the right to real property ownership in the Republic of Croatia (article 60/2 SAA)

Therefore, when the Amendments to the Act enter into force on 1 February 2009, the citizens of the European Union Member States will acquire the right to real property ownership in the Republic of Croatia under the same condition as domestic persons.

- (Concerning persons who are not citizens of EU Member States, but who plan on acquiring real property in RC, reciprocity and consent of the Minister remain as assumptions which must be fulfilled in order for a person to acquire real property)
- **Procedures which have been motioned** by citizens of EU Member State for acquiring real property ownership in the RC, but have not been completed by a final decision before the Act on Amendments to the Act on Ownership and Other Real Rights has entered into force, will be discontinued by official duty.
- **Legal transaction which was concluded** before the Act on Amendments to the Act on Ownership and Other Real Rights has entered into force, has the aim of acquiring the right of real property ownership in the Republic of Croatia which a citizen or legal person from the EU Member States has concluded as the acquirer, is considered valid if the general assumptions have been fulfilled for the validity of that legal transaction and if the legal transaction is completed (convalidation – retroactive enforcement of the Act on Amendments).

THE CROATIAN PARLIAMENT

4021

Pursuant to Article 88 of the Constitution of the Republic of Croatia, I hereby issue the

DECISION

PROMULGATING THE ACT ON AMENDMENTS TO THE ACT ON OWNERSHIP AND OTHER REAL RIGHTS

I hereby promulgate the Act on Amendments to the Act on Ownership and Other Real Rights, passed by the Croatian Parliament at its session on 5 December 2008

Class: 011-01/08-01/166

No.: 71-05-03/1-08-2

Zagreb, 12 December 2008

President of the
Republic of Croatia
Stjepan Mesić