What deed do I need?

**Gift of property**
- Used when changing title to real estate you own
- Common uses:
  - Sale or gift of real estate
  - Add another owner to title
  - Transfer property into or out of a trust
  - Change form of title for co-owners (example: change joint tenants to community property)
  - Update owner’s name after a legal name change

**Sale of property**

**Move property in or out of a trust**

**Update after name change**

**Grant Deed**

**Giving up rights to a property**
- Used to waive a claim or possible claim to real estate, whether or not you are currently on title
- Common uses:
  - After a divorce, to transfer property entirely into one spouse’s name
  - To waive potential claim to other spouse’s separate property
  - To waive potential inheritance rights

**Quitclaim Deed**

**Transfers between spouses / domestic partners**

**Interspousal Deed**
- Used by spouses and domestic partners to change property from separate to community (adding spouses/DP name) or from community to separate (removing spouse/DP from title, often because of a divorce).