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How to Complete a Pennsylvania Gift Affidavit

Gift Affidavit (Gift Letter)

INSTRUCTIONS — KEEP FOR YOUR RECORDS. DO NOT ATTACH THIS PAGE TO YOUR DOCUMENT.

About this form. When family or friends give money toward a home purchase or other transaction, lenders and title companies often require a signed, notarized statement that the money is a true gift and not a loan.

1. **Identify the donor and recipient**
   Include the donor's relationship to the recipient.
2. **Describe the gift and source**
   Amount, transfer date, and the account it came from.
3. **Confirm no repayment**
   The statements confirm it is not a loan.
4. **Donor swears before a notary**
   Bring a current photo ID. Your lender may also have its own form.

Signing requirements: Signed by the donor under oath or affirmation before a notary; the recipient may also sign.

After It's Signed

- Lenders often also ask for bank statements showing the transfer.

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Have questions about your Gift Affidavit? To consult with an attorney, contact **Gavrilov & Brooks Law Firm** at **(916) 504-0529** or **www.gavrilovlaw.com**.

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GIFT AFFIDAVIT (GIFT LETTER)

Commonwealth of Pennsylvania • Down payment or transfer gift

Donor name | Relationship to recipient | Phone

Donor address

Recipient name(s)

The donor, being duly sworn (or affirmed) according to law, states:

1. The donor has given, or will give, the following gift to the recipient:

Amount ($) or description of gift | Date of transfer

Source of funds (bank and account type; last 4 digits)

2. The gift is to be used for the following purpose (for example, purchase of the property below):

Purpose and property address, if any

3. This is a true gift. No repayment is expected or required, in cash or in services, now or in the future, and the gift is not a loan.
4. The donor is not the seller, builder, real estate agent or any other party with an interest in the transaction.
5. The funds are not borrowed, and the donor has sufficient funds to make this gift.

The donor understands that lenders and other persons will rely on this statement and that false statements are subject to the penalties of 18 Pa.C.S. § 4904 and federal law.

X _____
Donor signature

X _____
Recipient signature (acknowledging gift)

Printed name and date

Printed name and date

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JURAT

COMMONWEALTH OF PENNSYLVANIA

COUNTY OF _____

Signed and sworn to (or affirmed) before me on _____ (date) by _____ (name(s) of individual(s) making statement).

X _____
Signature of notarial officer

_____
Title of office (e.g., Notary Public)

_____ _____
My commission expires Commission number

(Notary seal)

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