

Mobile Home Registration Requirements

Mobile homes may be registered as real property or as personal property. Specific laws dealing with mobile home property classification and valuation may be found in Section 27-53-15. Mississippi Code Annotated.

In order to register a mobile home as real property, the mobile home owner must own the land upon which the mobile home is placed.

Requirements for Registering Mobile Homes as Real Property

- Title of mobile home must be the same as that of the property deed (unless spouse)
- 911 address assigned
- Permit obtained
- Bill of Sale, Certificate of Mobile Home or Purchase Agreement (should include cost and description)
- Mobile Home must be attached to a permanent foundation
- A registration fee of \$13.00 is required at the time you register
- Taxes must be paid when changing a mobile home from Personal to Real
- A release certificate is required if changing a mobile home from real to personal or selling