

Rule 9.04 (FRCP 71.1) Condemnation Cases.

(A) The Complaint.

The complaint in a condemnation case shall pertain to only one tract of land unless the tracts of land are contiguous and ownership of the tracts is identical.

(B) Declaration of Taking.

A declaration of taking may pertain to more than one tract of land. If a declaration pertains to more than one tract, the original shall be filed with the complaint in the case with the lowest cause number. A copy of the declaration shall be filed with the complaint pertaining to each other tract listed in the declaration. A cover sheet shall be appended to each copy of the declaration, stating: “The original of the declaration of taking is filed in Civil Action No. _____.”

(C) Notice.

The government may combine in any notice or process required by law multiple condemnation actions in which there is a single declaration of taking.

(D) Pretrial Procedure.

(1) Within thirty (30) days of the date of filing the complaint, the government shall file with the Court a current abstract of title or other title document, together with a list of all parties who may claim an interest in the tract.

(2) The government shall file proof of service on all potential claimants and file a notice with the Court stating when service has been completed.