

**513.54 EXCEPTIONS.**

The seller disclosure requirements in sections 513.52 to 513.60 do not apply to any of the following:

- (1) real property that is not residential real property;
- (2) a gratuitous transfer;
- (3) a transfer pursuant to a court order;
- (4) a transfer to a government or governmental agency;
- (5) a transfer by foreclosure or deed in lieu of foreclosure;
- (6) a transfer to heirs or devisees of a decedent;
- (7) a transfer from a cotenant to one or more other cotenants;
- (8) a transfer made to a spouse, parent, grandparent, child, or grandchild of the seller;
- (9) a transfer between spouses resulting from a decree of marriage dissolution or from a property settlement agreement incidental to that decree;
- (10) a transfer of newly constructed residential property that has not been inhabited;
- (11) an option to purchase a unit in a common interest community, until exercised;
- (12) a transfer to a person who controls or is controlled by the grantor as those terms are defined with respect to a declarant under section 515B.1-103, clause (2);
- (13) a transfer to a tenant who is in possession of the residential real property; or
- (14) a transfer of special declarant rights under section 515B.3-104.

**History:** 2002 c 306 s 3