

# HOUSE RESEARCH

## Bill Summary

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**Subject:** Real Property

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### Section

- 1**      **Legal results of commitment status.** Strikes a reference to a special guardian for the person in the commitment law because "special guardians" no longer exist.
- 2**      **Foreclosure of liens.** Modifies provisions dealing with foreclosure of mechanics' liens by authorizing posting of a bond in lieu of a money deposit.
- 3**      **Applicability.** Amends the applicability section of the Common Interest Ownership Act to provide that section 515B.-4-101(e) (concerning disclosures) applies to any platted lot or other parcel of real estate that is subject to a master declaration and not subject to or is exempt from this chapter of law (see sections 9 and 10).
- 4**      **Creation of common interest communities.** Adds a clarifying comma in the statute dealing with the creation of common interest.
- 5**      **CIC Plat.** Amends requirements for the common interest community plat.
- 6**      **Subdivision of units.** Modifies requirements with respect to the subdivision, combination, or conversion of units.
- 7**      **Master associations.** Changes a reference in the master association statute with respect to the requirement for a statement of units intended for residential use to refer to private ownership and use.
- 8**      **Assessments.** Amends provisions for calculation of assessments for common expenses.
- 9**      **Applicability.** Corrects cross-references in provisions dealing with liens.
- 10**     **Disclosure statement.** Makes clarifying amendments in requirements with respect to delivery of a disclosure statement. Strikes limiting cross-references in the requirements for disclosure statements and changes references from a "purchaser" to a "buyer." Change from five days to ten days is technical amendment. See Laws 2008, chapter 121, section 35.
- 11**     **Informal probate.** Amends a provision in the Uniform Probate Code applicable to informal

**Section**

probate or appointment proceedings to eliminate a requirement that the Social Security Number of the applicant be included.

- 12**     **Transactions.** Modifies transactions authorized for personal representatives under the probate code with respect to real property transactions.
- 13**     **Limitations.** Corrects and clarifies cross-references in the statute dealing with limitations on presentation of claims.
- 14**     **Applicability.** Contains applicability and transition provisions for the act.
- 15**     **Filing and status of foreign judgments.** Provides that the date of entry of a judgment in another state is the relevant date for specified statutes on enforcing judgments from other jurisdictions. Provides for the Minnesota interest in judgments statutes and the statute giving judgments ten years of life applies to judgments from other jurisdictions.