

HOUSE BILL ANALYSIS

HB 2576

Brief Description: Negotiating land transfers involving manufactured or mobile homes.

Sponsors: Honeyford, Hatfield, Mulliken, Grant, Conway, O'Brien, Bush, Boldt, Mielke, Delvin, Backlund, Ogden and Koster.

Hearing: January 26, 1998

BACKGROUND:

A licensed real estate broker may negotiate a sale or transfer of a used mobile home as part of a real estate transaction involving property on which the mobile home is located. The transaction must be on behalf of the legal or registered owner of the used mobile home. This transaction does not subject the real estate broker to licensing requirements of the vehicle dealer licensing law unless the broker is acting as an agent of the vehicle dealer.

SUMMARY OF BILL:

A licensed real estate broker is authorized to negotiate the sale, lease or other transfer of a new mobile or manufactured home in conjunction with the sale of real property.

The broker may work in conjunction with a vehicle dealer on the sale of a new manufactured home to be placed on property that is part of the negotiated sale.

RULES AUTHORITY: The bill does not contain provisions addressing the rule-making powers of an agency.

APPROPRIATION: None.

FISCAL NOTE: Not requested.

EFFECTIVE DATE: Ninety days after adjournment of a session in which bill is passed.