

LAND SALES ACT (EXCERPT)
Act 286 of 1972

565.804 Offers or dispositions to which act inapplicable.

Sec. 4. Unless the method of disposition is adopted for the purpose of evasion of this act, as the procedure for application for and approval of exemption is determined by rules of the department, this act does not apply to offers or dispositions of an interest in land:

- (a) By a purchaser of subdivided land for his or her own account in a single or isolated transaction.
- (b) If fewer than 25 separate lots, parcels, units, or interests in subdivided land are offered or to be offered after September 30, 1973.
- (c) On which lot, parcel, or unit there is a commercial or industrial building, shopping center, dwelling unit, or apartment, or as to which there is a legal obligation on the part of the seller or his or her assignee or agent to construct a commercial or industrial building, shopping center, dwelling unit, or apartment within 2 years from date of sale, lease, option, assignment, award by lottery, or as a prize.
- (d) For cemetery lots or interests.
- (e) A subdivision as to which the plan of sale is to dispose to 10 or fewer persons.
- (f) To any person who acquires the lots for the purpose of engaging in and does engage in, or who is engaged in the business of constructing residential, commercial, or industrial buildings for the purpose of resale; or constructing commercial or industrial buildings for his or her own use; or the lease of the lots to persons engaged in the business of constructing residential, commercial, or industrial buildings for the purpose of resale.
- (g) Pursuant to court order.
- (h) Securities currently registered or securities transactions exempted by order of the corporation and securities bureau of the department of commerce.
- (i) By a person electing to make offers or dispositions under any 2 or more different exemptions.
- (j) A campground developed pursuant to former Act No. 171 of the Public Acts of 1970 or Act No. 368 of the Public Acts of 1978, as amended, being sections 333.1101 to 333.25211 of the Michigan Compiled Laws, or a mobile home park developed pursuant to former Act No. 243 of the Public Acts of 1959, as amended, or Act No. 419 of the Public Acts of 1976, as amended, being sections 125.1101 to 125.1147 of the Michigan Compiled Laws.
- (k) In a subdivision which has fewer than 50 lots, parcels, units, or interests and which has been fully recorded under Act No. 288 of the Public Acts of 1967, as amended, being sections 560.101 through 560.293 of the Michigan Compiled Laws, in the office of the registrar of deeds and in which no amenities are promised or advertised. Nothing in this section 4(k) shall limit the application of section 27 to a developer or agent of the developer.
- (l) To the owner of adjacent land on which there is a commercial or industrial building, shopping center, dwelling unit, or apartment.
- (m) Which is used or will be used for agricultural purposes.

History: 1972, Act 286, Eff. Mar. 30, 1973;—Am. 1973, Act 184, Imd. Eff. Jan. 3, 1974;—Am. 1980, Act 111, Imd. Eff. May 14, 1980.