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Code:  Section:

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**CIVIL CODE - CIV**

**DIVISION 4. GENERAL PROVISIONS [3274 - 9566]** ( *Heading of Division 4 amended by Stats. 1988, Ch. 160, Sec. 16.*  )

**PART 5. Common Interest Developments [4000 - 6150]** ( *Part 5 added by Stats. 2012, Ch. 180, Sec. 2.*  )

**CHAPTER 2. Application of Act [4200 - 4202]** ( *Chapter 2 added by Stats. 2012, Ch. 180, Sec. 2.*  )

**4200.** This act applies and a common interest development is created whenever a separate interest coupled with an interest in the common area or membership in the association is, or has been, conveyed, provided all of the following are recorded:

- (a) A declaration.
- (b) A condominium plan, if any exists.
- (c) A final map or parcel map, if Division 2 (commencing with Section 66410) of Title 7 of the Government Code requires the recording of either a final map or parcel map for the common interest development.

(*Added by Stats. 2012, Ch. 180, Sec. 2. (AB 805) Effective January 1, 2013. Operative January 1, 2014, by Sec. 3 of Ch. 180.*)

**4201.** Nothing in this act may be construed to apply to a real property development that does not contain common area. This section is declaratory of existing law.

(*Added by Stats. 2012, Ch. 180, Sec. 2. (AB 805) Effective January 1, 2013. Operative January 1, 2014, by Sec. 3 of Ch. 180.*)

**4202.** This part does not apply to a commercial or industrial common interest development, as defined in Section 6531.

(*Amended by Stats. 2013, Ch. 605, Sec. 19. (SB 752) Effective January 1, 2014.*)