

**RCW 64.34.400 Applicability—Waiver. (Effective until January 1, 2028.)** (1) This article applies to all units subject to this chapter, except as provided in subsection (2) of this section and unless and to the extent otherwise agreed to in writing by the seller and purchasers of those units that are restricted to nonresidential use in the declaration.

(2) This article shall not apply in the case of:

(a) A conveyance by gift, devise, or descent;

(b) A conveyance pursuant to court order;

(c) A disposition by a government or governmental agency;

(d) A conveyance by foreclosure;

(e) A disposition of all of the units in a condominium in a single transaction;

(f) A disposition to other than a purchaser as defined in RCW 64.34.020(32); or

(g) A disposition that may be canceled at any time and for any reason by the purchaser without penalty. [2025 c 58 s 2037; 1992 c 220 s 20; 1990 c 166 s 9; 1989 c 43 s 4-101.]

**Expiration date—2025 c 58 ss 2034-2037:** See note following RCW 64.34.216.

**Explanatory note—2025 c 58:** See note following RCW 1.16.050.

**Effective date—1990 c 166:** See note following RCW 64.34.020.