

December 2013 Form Release Quick Summary

This chart is a quick summary of the new and revised standard forms scheduled for release the week of December 30th, 2013. Members are invited to preview the new 'Demand For Mediation (DM) form' through December 11th <http://www.car.org/legal/standard-forms/summary-forms-releases-chart/dec2013formreleases/>. Please also send any comments or suggestions regarding this form to carforms@car.org.

Form Code	Form Name	Replaces	Brief description of form/how the form was revised	OK to use prior revision
COM	Counter Offer Multiple	Discontinued	This zipForm6 only form is discontinued and replaced by the Seller Multiple Counter Offer (SMCO) form.	N/A
DM	Demand for Mediation	NEW!	Starts the process of using mediation to resolve a dispute. A mediator/mediation provider can be recommended and time period established to respond to the mediation demand.	N/A
*HOA	Homeowner Association Information Request	4/13	Modified to reflect recodification of Davis Sterling act in Civil Code	Only until December 31, 2013
LR	Residential Lease or Month-to-Month Rental Agreement	11/12	Paragraph 11 was modified so that the tenant is not responsible to checking and maintaining smoke alarms (detectors) but is obligated to keep them clean and ventilated.	Only until December 31, 2013

*Form will **only be available either via zipForm6 or from the following Associations:** Beverly Hills/Greater Los Angeles AOR, California Desert AOR, Newport Beach AOR, North San Diego County AOR, Pismo Coast AOR, Sacramento AOR.

C.A.R. no longer monitors the legal validity of any prior form version and the C.A.R. User Protection Agreement only applies to the most current version of a form.

See <http://www.car.org/legal/standard-forms/user-protection-agreement/> for full text of the User Protection Agreement.