

## 2016 Kansas Statutes

**58-30a02. Definitions.** As used in the commercial real estate broker lien act:

- (a) "Commercial real estate" means any real estate and any interest therein, except:
  - (1) Real estate containing one to four residential units;
  - (2) real estate containing single-family residential units such as condominiums, townhouses or homes in a subdivision when sold, leased or otherwise conveyed on a unit by unit basis, even though these units may be a part of a larger building or parcel of real estate containing more than four residential units;
  - (3) real estate on which no buildings or structures are located and which is zoned for single-family residential use; or
  - (4) real estate used for agricultural purposes.
- (b) "Compensation" means all amounts to be paid to a broker for services provided under a written agreement including, but not limited to, the broker's commission and any brokerage, management, consulting or other fees.
- (c) "Services" means any act or service for which compensation is paid and the performance of which requires a license under the real estate brokers' and salespersons' license act.
- (d) Words and phrases used in this act, unless provided otherwise have the meanings ascribed thereto in K.S.A. 58-3035, and amendments thereto.

**History:** L. 2005, ch. 179, § 2; July 1.