

UNITED STATES TIMESHARE REGULATION MATRIX

Revised December 2011

This matrix is intended to provide basic information in regard to the timeshare statutes as they exist in the United States, and is not in any way meant to be an alternative for appropriate legal research. This information is of a constantly changing nature and ARDA cannot ensure the accuracy contained herein. It is made available to ARDA members with the understanding that ARDA is not engaged in rendering legal, accounting or other professional services and you should consult appropriate counsel prior to conducting any business activities. States participating in the ARELLO Timeshare Registry are noted with "ATR" under the state abbreviation. For further information on the ATR, go to <https://atr.arello.org/>. Please report any errors or incorrect links to Michelle Stills at mstills@arda.org.

State Enact*	Authority	Link to Statute/Rule	Agency Name, Address, Phone	Agency Website
AL ATR 1983	Vacation Time-Share Plan Act Ala. Code Sec. 34-27-50 thru 69	http://www.legislature.state.al.us/CodeofAlabama/1975/151195.htm	Alabama Real Estate Commission 1201 Carmichael Way Montgomery, A: 36106 Phone: (334) 242-5544	www.arec.state.al.us
AZ ATR 1982	Arizona Rev. State. Annotated Chapter 20, Article 9, Sec. 32-2197 et seq.	http://www.azleg.state.az.us/FormaDocument.asp?inDoc=/ars/32/02197.htm&Title=32&DocType=ARS	Arizona Department of Real Estate 2910 N. 44th Street Phoenix, AZ 85018 Phone: (602) 468-1414	www.re.state.az.us
AR ATR 1983	Arkansas Time-share Act, 18-14-101 et seq.	http://www.arec.arkansas.gov/forms/Documents/License%20Law%20and%20Time-Share%20Law%20ONLY4-11-2011.pdf	Arkansas Real Estate Commission 612 So. Summit Street Little Rock, AR 72201-4740 Phone: (501) 683-8010	http://www.arkansas.gov/arec/
CA ATR 1981	California Business & Professional Code, Division 4 – Real Estate, Part 2, Chapter 2 – The Vacation and Timeshare Act of 2004 Regulations of the Real Estate Commissioner, Article 12.2 Time-Share Projects	http://www.leginfo.ca.gov/.html/bpc_table_of_contents.html	California Department of Real Estate 2201 Broadway Sacramento, CA 95818-2500 Phone: (916) 227-0931	http://www.dre.ca.gov/
CO ATR 1983	Colorado Real Estate Manual, Chapter 4, Title 38, Article 33 – C.R.S. – Condominium Ownership Act & Colorado Common Interest Ownership Act, page 4-27	http://www.dora.state.co.us/Real-Estate/manual/chap4.pdf	Colorado Division of Real Estate 1560 Broadway, Suite 925 Denver, CO 80202 Phone: (303) 894-2166 Fax: (303) 894-2683	http://www.dora.state.co.us/Real-Estate/

State	Authority	Link to Statute/Rule	Agency Name, Address, Phone	Agency Website
CT ATR 1982	Connecticut Time Share Act: Sections 42-103cc – 42-103ddd, Connecticut General Statutes.	http://www.cga.ct.gov/2010/sup/chap734b.htm	Department of Consumer Protection, Connecticut Real Estate Commission 165 Capitol Avenue Hartford CT 06106 Phone: (860) 713-6050	http://www.ct.gov/dcp/cwp/view.asp?a=1622&q=430862
DE 1990	Delaware Code Title 6, Chapter 28, Subchapter II, Vacation Time Sharing Plan, Secs. 2821-2829	http://delcode.delaware.gov/title6/c028/sc02/index.shtml#TopOfPage	Delaware Department of Justice, Fraud Division Consumer Protection Unit: 820 N. French Street 5th floor Wilmington, DE 19801 OR 102 W. Water St. Dover, DE 19904 Phone: 800-220-5424 (Toll-Free) 302-577-8600 consumer.protection@state.de.us	http://www.attorneygeneral.delaware.gov/consumers/index.shtml
FL 1981	The Florida Vacation Plan and Timesharing Act, Title XL, Chapter 721, Vacation and Timeshare Plans Florida Administrative Code, Chapter 61B-37 Time-Share Plans	2006->Chapter%20721">http://www.leg.state.fl.us/Statutes/index.cfm?App_mode=Display_Statute&URL=Ch0721/titl0721.htm&StatuteYear=2006&Title=->2006->Chapter%20721 http://www.myflorida.com/dbpr/lsc/documents/tsrules2007.pdf	Florida Department of Business & Professional Regulation 1940 N. Monroe Street Northwood Centre, Suite 16 Tallahassee, FL 32399-1030 Phone: (850) 488-1122	http://www.myflorida.com/dbpr/lsc/index.shtml
GA 1983	Title 44 – Property, Chapter 3 - Regulation of Specialized Land Transactions, Article 5. Time-Share Projects and Programs, O.C.G.A. § 44-3-160	http://www.lexis-nexis.com/hottopics/gacode/default.asp	Georgia Real Estate Commission 229 Peachtree Street, N.E. International Tower, Suite 1000 Atlanta, GA 30303-1605 Phone: (404) 656-3916	http://www.grec.state.ga.us/
HI	HRS Chapter 514E, Timesharing Plans	http://www.hawaii.gov/dcca/areas/pvl/programs/timeshare/statute_rules/	Hawaii Real Estate Branch King Kalakaua Building 335 Merchant Street, Rm. 333 Honolulu, HI 96813	http://www.state.hi.us/hirec

1980			Phone: (808) 586-2643	
State	Authority	Link to Statute/Rule	Agency Name, Address, Phone	Agency Website
ID ATR 1984	Idaho Subdivided Land Disposition Act, 55-1801 et seq. (Amendments enacted in 2010, including adding a 5-day rescission period)	http://legislature.idaho.gov/idstat/Title55/T55CH18.htm	Idaho Real Estate Commission 633 North 4th Street PO Box 83720 Boise, ID 83720-0077 Phone: (208) 334-3285	www.state.id.us/irec
IL 1985	Real Estate Timeshare Act of 1999, 765 ILCS 101/1-1 et seq. Amendments made in 2009.	http://www.idfpr.com/DPR/RE/TSLAS.asp	Illinois Financial and Professional Regulation 320 W. Washington Springfield, IL 62786 Phone: (217) 785-0800	http://www.idfpr.com/default.asp
IN 1985	IC 32-32-3, Timeshares and Camping Clubs	http://www.in.gov/legislative/ic/codetitle32/ar32/ch3.html	Indiana Real Estate Commission 402 West Washington Street, Room W072 Indianapolis, IN 46204 Phone: (317) 234-3009	http://www.ai.org/pla/bandc/estate/
IA 1985	Iowa Code 557A – Timeshares	http://www.legis.state.ia.us/IACODE/2003/557A/	Iowa Real Estate Commission 920 S.E. Hulsizer Road Ankeny, IA 50021-3941 Phone: (515) 281-7393	www.iowa.gov
KY 1984	Kentucky Revised Statutes Chapter 367.395 et seq. and 367.470 et seq.	http://www.lrc.ky.gov/KRS/367-00/CHAPTER.HTM	Kentucky Real Estate Commission 10200 Linn Station Road, Suite 201 Louisville, KY 40223 Phone: (502) 429-7250	http://www.krec.ky.gov/
LA ATR 1983	Louisiana Timesharing Act, Louisiana RS 9:1131.1 et seq. (amended 2003) Louisiana Admin Code, Title 46, Part LXVII - Real Estate, Chapter 57 – Timeshares, p. 25	http://www.legis.state.la.us/lss/lss.asp?doc=106597 http://doa.louisiana.gov/osr/lac/46v67/46v67.doc	Louisiana Real Estate Commission P.O. Box 14785 Baton Rouge, LA 70898-4785 Phone: (225) 765-0191	http://www.lrec.state.la.us/
ME ?	Maine Revised Statutes Annotated Title 33, Chapter 10, Section 591 – Time Shares	http://janus.state.me.us/legis/statutes/33/title33sec591.html	Maine Real Estate Commission 35 State House Station Augusta, ME 04333 Phone: (207) 624- 8500	http://www.maine.gov/pfr/professionallicensing/

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MD 1983	Annotated Code of Maryland, Title 11A, Maryland Real Estate Time-sharing Act	http://www.dsd.state.md.us/comar/Annot_Code_Idx/RealPropIndex.htm	Maryland Real Estate Commission 500 North Calvert Street Baltimore, MD 21202-3651 Phone: (410) 230-6200	http://www.dllr.state.md.us/
MA 1988	General Law of Mass. Chapter 183B, Real Estate Time-shares	http://www.mass.gov/legis/laws/mgl/gl-183b-toc.htm	Massachusetts Real Estate Board 239 Causeway St. Boston, MA 02114 Phone: (617) 727-2373	www.state.ma.us/reg/boards/re
MI 1982-83	Michigan Compiled Laws (MCL) Chapter 559, Condominium MCL 451.801, Uniform Securities Act Repealed in 2010: MCL Section 339.2511 - Occupational Code and the Land Sales Act, MCL 565.801 to 565.835	http://www.legislature.mi.gov/(S(20g4bjqhiwjf3cy0ffpp5qep))/mileg.aspx?page=getObject&objectName=mcl-Act-59-of-1978 http://www.legislature.mi.gov/(S(20g4bjqhiwjf3cy0ffpp5qep))/mileg.aspx?page=getObject&objectName=mcl-451-801	Michigan Labor & Economic Growth/ Office of Policy & Legislative Affairs 611 W. Ottawa P.O. Box 30004 Lansing, MI 48909 Phone: (517) 241-4580	http://www.michigan.gov/cis/0,1607,7-154-10573_45007---,00.html See this website for further information on provisions repealed in 2010.
MN 1982	Minnesota Subdivided Land Act, Chapter 83	https://www.revisor.mn.gov/statutes/?id=83&view=chapter and https://www.revisor.mn.gov/rules/?id=2810	Minnesota Department of Commerce 85 7th Place East, Suite 500 St. Paul, MN 55101 Phone: (651) 296-6332	www.commerce.state.mn.us
MS ATR 1984	Mississippi Real Estate License Law, Rule VIII – Time Sharing	http://www.mississippi.gov/framest.jsp?URL=http%3A%2F%2Fwww.mrec.state.ms.us Click on "License Law" p. 41	Mississippi Real Estate Commission P.O. Box 12685 Jackson, MS 39236 Phone: (601) 932-9191	http://www.mrec.state.ms.us/
MO	Missouri Revised Statutes, Chapter 407 – Merchandising Practices, 407.600 -407.630	http://www.moga.mo.gov/statutes/c407.htm	Real Estate Commission 3605 Missouri Boulevard P.O. Box 1339 Jefferson City, MO 65102-1339 Phone: (573) 751-2628	http://pr.mo.gov/realestate.asp

State	Authority	Link to Statute/Rule	Agency Name, Address, Phone	Agency Website
MT ATR 1987	Montana Board Statutes Relating to Realty Regulation, Title 37, Chapter 53	http://data.opi.mt.gov/bills/mca_toc/37_53.htm Substantially amended in 2009.	Montana Board Of Realty Regulation 301 South Park Ave, 4th Floor PO Box 200513 Helena MT 59620 - 0513 Phone: (406) 841-2367	www.realestate.mt.gov/
NE 1980	Nebraska Revised Statutes, Chapter 76 - Time-Share Act, 76-1701 to 76-1741	http://uniweb.legislature.ne.gov/LegalDocs/view.php?page=s7617001000	Nebraska Real Estate Commission 1200 N Street, Suite 402 P.O. Box 94667 Lincoln, NE 68509-4667 Phone: (402) 471-2004	http://www.nrec.state.ne.us/
NV ATR 1983	Nevada Revised Statutes, Chapter 119A – Time Shares	http://www.leg.state.nv.us/NRS/NRS-119A.html	Nevada Real Estate Division (Las Vegas Office) 2501 East Sahara Avenue, Ste. 102 Las Vegas, NV 89104-4137 Phone: (702) 486-4033	http://www.red.state.nv.us/
NH 1977	New Hampshire Rev Statutes, Title XXXI – Trade and Commerce, Chapter 356-B-Condominium Act New Hampshire Revised Statutes, Title XXXI, Chapter 356-A – Land Sales Full Disclosure Act	http://www.gencourt.state.nh.us/rsa/html/xxxi/356-b/356-b-mrg.htm http://www.gencourt.state.nh.us/rsa/html/XXXI/356-A/356-A-mrg.htm	New Hampshire Real Estate Commission State House Annex, Room 434 25 Capitol Street Concord, NH 03301 Phone: (603) 271-2701	http://www.nh.gov/nhrec/
NJ 1990	P.L.2006, c. 63. - 8/2/2006 Real Estate Timeshare Act, supplementing chapter 15 of Title 45 of the Rev. Stat. and amending P.L.1989, c.239 and P.L.1977, c.419	http://www.njleg.state.nj.us/2006/Bills/PL06/63 .HTM	New Jersey Real Estate Commission NJ Real Estate Commission PO Box 328 Trenton, NJ 08625-0328 Phone: (609) 292-8300	http://www.state.nj.us/dobi/division_rec/index.htm Note: reference to the 2006 timeshare law did not appear on this website as of 12/07.

State	Authority	Link to Statute/Rule	Agency Name, Address, Phone	Agency Website
NM 1986	New Mexico Time Share Act Chapter 47-11-1 through 47-11-13	http://www.conwaygreene.com/nmsu/lpext.dll?f=templates&fn=main-h.htm&2.0	New Mexico Real Estate Commission 5200 Oakland Ave. NE, Suite #B Albuquerque, NM 87113 Phone: (505) 222-9820	http://www.rld.state.nm.us/RealEstateCommission/index.html
NY 1985	Part 24 of Title 13 NYCRR - Regulations Governing Timeshare Offering Plans	http://www.oag.state.ny.us/realstate/documents/part24.html	New York Dept. of Law Real Estate Financing Bureau 120 Broadway, 23 rd Floor New York City, NY 10271 Phone: (212) 416-8121	http://www.oag.state.ny.us/realstate/realestate.html
NC ATR 1984	North Carolina Real Estate Law, Article 4, Time Shares, 93A-39 et seq.	http://www.ncrec.state.nc.us/pdf/LicensingBooklet/law.pdf	North Carolina Real Estate Commission P.O. Box 17100 Raleigh, NC 27619-7100 Phone: (919) 875-3700	www.ncrec.state.nc.us
ND 1971	North Dakota Century Code, Chapter 43-23.1, Subdivided Lands Disposition Act. Does not specifically reference timesharing.	http://www.legis.nd.gov/cencode/t43c231.pdf	North Dakota Real Estate Commission 200 East Main Avenue, Suite 204, Bismarck, ND 58502-0727 Phone: (701) 328-9749	http://www.governor.state.nd.us/boards/boards-query.asp?Board_ID=93
OH ATR	Ohio Revised Code Annotated. 4735.25 -Real Estate Brokers [Foreign Real Estate]	http://codes.ohio.gov/orc/4735.25	Ohio Department of Commerce Division of Real Estate and Professional Licensing 77 South High Street, 20th Floor Columbus, OH 43215-6133 Phone: (614) 466-4100	http://www.com.state.oh.us/real/realcont.htm
OK	Oklahoma Uniform Securities Act, Sec. 1-203 [Timeshares are reviewed and may qualify for a discretionary exemption provided certain requirements are met.]	http://securities.ok.gov/OUSA-2005.htm	Oklahoma Department Of Securities Suite 860, First National Center 120 N. Robinson, Oklahoma City, OK 73102 Phone: (405) 280-7700	http://www.securities.ok.gov/
OR ATR 1983	Oregon Chapter 94, Real Property Development, Timeshare Estate Section 94.803	http://www.leg.state.or.us/ors/094.html	Oregon Real Estate Agency 1177 Center St. NE Salem, OR 97301-2505 Phone: (503) 378-4170	http://www.oregon.gov/REA/index.shtml

State	Authority	Link to Statute/Rule	Agency Name, Address, Phone	Agency Website
PA 1984	Pennsylvania Real Estate Licensing and Registration Act Chapter 35	http://www.pacode.com/secure/data/049/chapter35/chap35toc.html	Pennsylvania Real Estate Commission P.O. Box 2649, Harrisburg, PA 17105-2649 Phone: (717) 783-3658	http://www.dos.state.pa.us/bpoa/cwp/view.asp?a=1104&q=433135
RI 1984	Rhode Island General Laws Chapter 34-41, Rhode Island Real Estate Time-Share Act	http://www.rilin.state.ri.us/Statutes/TITLE34/34-41/INDEX.HTM	Department of Business Regulation 233 Richmond Street Providence, RI 02903 Phone: (401) 222-2246	http://www.dbr.state.ri.us/
SC ATR 1976	South Carolina Code of Laws Unannotated, Title 27 – Property and Conveyances, Chapter 32 – Vacation and Time Sharing Plans	http://www.scstatehouse.net/code/t27c032.htm	Labor, Licensing and Regulation Real Estate Commission PO Box 11847 Columbia, SC 29211-1847 Phone: (803) 896-4400	http://www.llronline.com/POL/RECE/
SD ATR 1983	South Dakota Statute 43-15B, Time-Share Estates	http://legis.state.sd.us/statutes/DisplayStatute.aspx?Statute=43-15b&Type=Statute	South Dakota Real Estate Commission 221 W. Capitol, Ste. 101 Pierre, SD 57501	www.state.sd.us/sdrec
TN 1981	Tennessee Real Estate Laws, Title 66 Property Chapter 32 - Time-Share Programs - Part 1; Vacation Clubs - Part 2	http://www.michie.com/tennessee/lexext.dll?f=templates&fn=main-h.htm&cp=tncode Go to Title 66 (Property) and then Chapter 32 for timesharing; Title 62, Chapter 13 for Real Estate.	Tennessee Real Estate Commission 500 James Robertson Pkwy Nashville, TN 37243-1151 Phone: 615-741-2273	http://www.tn.gov/commerce/boards/trec/index.shtml
TX ATR 1985	Texas Property Code, Chapter 221, Texas Timeshare Act	http://www.trec.state.tx.us/licenses/timeshare_info.asp	Texas Real Estate Commission P. O. Box 12188 Austin, TX 78711-2188 Phone: (512) 459-6544	http://www.trec.state.tx.us/
UT ATR 1987	Utah Code, Title 57, Chapter 19 – Timeshare and Camp Resort Act	http://www.le.state.ut.us/UtahCode/section.jsp?code=57-19	Utah Division of Real Estate PO Box 146711 Salt Lake City, UT 84114-6711 (801) 530-6747	http://realestate.utah.gov/
VA 1981	Virginia Time-Share Regulations, Updated July 15, 2003	http://www.dpor.virginia.gov/dporweb/Attachment%20E%20-%20Time%20Share%20Regulations.pdf	Virginia Department of Professional & Occupational Regulation 9960 Mayland Drive, Suite 400 Richmond, VA 23233 Phone: (804) 367-8500	www.state.va.us/dpor

State	Authority	Link to Statute/Rule	Agency Name, Address, Phone	Agency Website
WA ATR 1983	Washington Code, Title 64 RCW - Real property and conveyances, Chapter 64.36 – Timeshare Regulation	http://apps.leg.wa.gov/RCW/default.aspx?cite=64.36	Washington Department of Licensing Real Estate Section PO Box 9015 Olympia, WA 98507-9015 Phone: (360) 664-6484	http://www.dol.wa.gov/business/realestate/realestatecommission.html
WV 1984	West Virginia Real Estate Time-Sharing Act., Chapter 36-9	http://www.legis.state.wv.us/WVCO/DE/36/masterfrmFrm.htm	West Virginia Real Estate Commission 300 Capitol Street, Suite 400 Charleston, WV 25301 Phone: (304) 558-3555	http://www.wvrec.org/
WI 1988	Wisconsin Statutes, Chapter 707 - Time-Share Ownership	http://www.legis.state.wi.us/statutes/Stat0707.pdf	Wisconsin Department of Regulation & Licensing PO Box 8935, Madison, WI 53708- 8935 Phone: (608) 266-2112	http://drl.wi.gov/index.htm

*Enactment date is the earliest identifiable date the first *major* statutes, rules or timeshare-related amendments to another statute were known to be adopted in that particular state. The “effective date” may actually have been in the subsequent year. See the following page for the states that have not adopted or enacted specific timeshare legislation or rules.

STATES WITH NO SPECIFIC TIMESHARE LAWS, RULES OR POLICIES**

AK	n/a	n/a	Alaska Real Estate Commission Robert B. Atwood Building 550 W. 7th Avenue, Suite 1500 Anchorage, AK 99501 Phone: (907) 269-8162	http://www.dced.state.ak.us/occ/prec.htm
KS	n/a	n/a	Kansas Real Estate Commission Three Townsite Plaza, Ste. 200 120 SE 6th Ave. Topeka, KS 66603-3511 Phone: (785) 296-3411	http://www.accesskansas.org/kr/ec/
VT	n/a	n/a	Vermont Real Estate Commission 109 State Street, Pavilion, Montpelier, VT 05609-0101 Phone: (800) 649-6825	http://www.vermont.gov/tools/whatsnew2/index.php?topic=BoardsAndCommissions&id=155&v=Article
WY	n/a	n/a	Wyoming Real Estate Commission 2020 Carey Avenue, Suite 702 Cheyenne, Wyoming 82002-0180 Phone (307)777-7141 Fax (307) 777-3796	http://realestate.state.wy.us/

**Please note that other laws, including but not limited to condominium, seller of travel, subdivision or securities laws may apply.

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