

~~(B)~~(A) A PARK OWNER MAY NOT IMPOSE A SECURITY DEPOSIT IN EXCESS OF THE EQUIVALENT OF 2 MONTHS' RENT, OR \$50, WHICHEVER IS GREATER. IF A SECURITY DEPOSIT EXCEEDS THIS AMOUNT, THE RESIDENT MAY RECOVER UP TO THREEFOLD THE EXTRA MONEY CHARGED, PLUS REASONABLE ATTORNEY'S FEES.

~~(E)~~(B) AN ACTION UNDER THIS SECTION MAY BE BROUGHT AT ANY TIME DURING THE TENANCY OR WITHIN 2 YEARS AFTER ITS TERMINATION.

~~(D)~~(C) THE PARK OWNER SHALL GIVE THE RESIDENT A RECEIPT FOR THE SECURITY DEPOSIT.

(1) THE RECEIPT MAY BE INCLUDED IN A WRITTEN RENTAL AGREEMENT.

(2) THE PARK OWNER SHALL BE LIABLE TO THE RESIDENT IN THE SUM OF \$25 IF THE PARK OWNER FAILS TO PROVIDE A WRITTEN RECEIPT FOR THE SECURITY DEPOSIT.

(3) THE RECEIPT OR RENTAL AGREEMENT SHALL CONTAIN LANGUAGE INFORMING THE RESIDENT OF HIS RIGHTS UNDER THIS SECTION TO RECEIVE FROM THE PARK OWNER A WRITTEN LIST OF ALL EXISTING DAMAGES IF THE RESIDENT MAKES A WRITTEN REQUEST OF THE PARK OWNER WITHIN 15 DAYS OF THE RESIDENT'S OCCUPANCY.

~~(E)~~(D) (1) IF THE PARK OWNER IMPOSES A SECURITY DEPOSIT, ON WRITTEN REQUEST, HE PROMPTLY SHALL PROVIDE THE RESIDENT WITH A WRITTEN LIST OF ALL EXISTING DAMAGES. THE REQUEST MUST BE MADE WITHIN 15 DAYS OF THE RESIDENT'S OCCUPANCY.

(2) FAILURE TO PROVIDE THE RESIDENT WITH THIS WRITTEN STATEMENT RENDERS THE PARK OWNER LIABLE TO THE RESIDENT FOR THREEFOLD THE AMOUNT OF THE SECURITY DEPOSIT. THE TOTAL AMOUNT OF DAMAGES SHALL BE SUBJECT TO A SETOFF FOR DAMAGES AND UNPAID RENT WHICH REASONABLY COULD BE WITHHELD UNDER THIS SECTION.

~~(F)~~(E) (1) THE PARK OWNER SHALL MAINTAIN ALL SECURITY DEPOSITS IN A BANKING OR SAVINGS INSTITUTION IN THE STATE. THIS ACCOUNT SHALL BE DEVOTED EXCLUSIVELY TO SECURITY DEPOSITS AND BEAR INTEREST.

(2) A SECURITY DEPOSIT SHALL BE DEPOSITED IN THE ACCOUNT WITHIN 30 DAYS AFTER THE PARK OWNER RECEIVES IT.

(3) IN THE EVENT OF SALES OR TRANSFER OF ANY SORT, INCLUDING RECEIVERSHIP OR BANKRUPTCY, THE SECURITY DEPOSIT IS BINDING ON THE SUCCESSOR IN INTEREST TO THE PERSON TO WHOM THE DEPOSIT IS GIVEN. SECURITY DEPOSITS ARE FREE FROM ANY ATTACHMENT BY CREDITORS.

(4) ANY SUCCESSOR IN INTEREST IS LIABLE TO THE RESIDENT FOR FAILURE TO RETURN THE SECURITY DEPOSIT, TOGETHER WITH INTEREST, AS PROVIDED IN THIS SECTION.