

6-20/580.15 Dwelling

If the real property contains a dwelling (a place where a person actually resides as defined in [CCP 704.710\(a\)](#)), promptly after the levy (recording), the levying officer shall serve notice on the judgment creditor, either personally or by mail, that the levy has been made and that the property will be released unless a copy of an application for an order for sale of the dwelling is received by the officer within 20 days. The 20 days is extended by the appropriate number of days pursuant to [CCP 684.120](#) if the notice to the creditor is served by mail. ([CCP 704.750](#))

The interest of a natural person in a dwelling may not be sold under this division to enforce a money judgment except pursuant to a court order for sale. If the debtor's interest in the real property is a leasehold estate with an unexpired term of less than two years at the time of levy or the dwelling is personal property, a court order for sale is not required. ([CCP 704.740](#))
