

**.06 Real Property – CA Six Month Exclusion**

**REVISION 25**  
(07/01/13 – 9/30/13)

Real property that the participant is making a good faith effort to sell is not countable for a period of six months. The six month period begins with the first benefit month in which both of the following apply:

- All eligibility conditions are met
- CA benefits are authorized

The participant must repay the CA up to the amount of net proceeds received from the sale of the property.

**EXCEPTION**

The participant is not required to repay any benefits when the total of the following is less than the [CA resource limit](#):

- The [net proceeds from the sale](#) of the property
- All other resources at the beginning of the six month exclusion period

Prior to CA approval, the property owner must sign an agreement to sell the property and repay the CA benefits received when the property is sold.

**EXCEPTION**

Grant Diversion participants are not required to sign an agreement.

The following lien forms must be completed and signed prior to CA approval:

- An Agreement to Establish Lien
- Notice of Lien
- Lien Acknowledgement

When a CA participant has real property for sale, the Eligibility Worker completes the following:

- Contact the [Policy Support Team](#) (PST) via email to request the lien forms. Request these forms on an as needed basis only.

- Complete all lien agreement forms. Use the sample instructions provided with the packet.
- Send the completed lien forms, together with a copy of the deed, to the PST.
- Place a copy of the completed lien forms in the [case file\(s\)](#).

The PST staff will complete the following:

- Forwards all completed forms to the Office of the Attorney General for review and approval.
- Following the review of the completed lien forms, the Attorney General's office returns the approved lien forms to the PST.
- Submits the recorded lien forms to the local office when received from the County Recorder.