

5 the transfer and of the transferee's name and address or return the
6 deposit, or any remainder after any lawful deductions to the tenant.
7 Upon the termination of the landlord's interest in the premises and
8 compliance with the provisions of this section, he shall be relieved of
9 any further liability with respect to the deposit.

1 SEC. 6. NEW SECTION. Upon termination of the landlord's inter-
2 est in the premises, the landlord's successor in interest shall have all
3 the rights and obligations of the landlord with respect to such depos-
4 its, except that if the tenant does not object to the stated amount
5 within twenty days after written notice to the tenant of the amount
6 of deposit being transferred or assumed, the obligations of the land-
7 lord's successor to return the deposit shall be limited to the amount
8 contained in the notice. The notice shall contain a stamped envelope
9 addressed to landlord's successor and may be given by mail or by per-
10 sonal service.

1 SEC. 7. NEW SECTION. The bad faith retention of a deposit by
2 a landlord, or any portion of the deposit, in violation of this Act shall
3 subject the landlord to punitive damages not to exceed two hundred
4 dollars in addition to actual damages.

1 SEC. 8. NEW SECTION. Any attempted waiver of this Act by a
2 landlord and tenant shall be void and unenforceable.

1 SEC. 9. NEW SECTION. The provisions of this Act shall apply
2 only to tenancies commencing or renewed on or after July 1, 1974.
3 For the purposes of this section, estates at will shall be deemed to be
4 renewed at the commencement of each rental period.

Approved May 28, 1974

CHAPTER 1253

VISITATION RIGHTS OF GRANDPARENTS

S. F. 500

AN ACT relating to visitation rights.

Be It Enacted by the General Assembly of the State of Iowa:

1 SECTION 1. NEW SECTION. The grandparents of a child may peti-
2 tion the district court for grandchild visitation rights when:
3 1. The parents of the child are divorced, or
4 2. A petition for dissolution of marriage has been filed by one of the
5 parents of the child, or
6 3. The parent of the child, who is the child of the grandparents, has
7 died, or
8 4. The child has been placed in a foster home.
9 A petition for grandchild visitation rights shall be granted only
10 upon a finding that the visitation is in the best interests of the child.

Approved April 25, 1974