

## Session 106 - (1985-1986)

**S 0482 General Bill, By J.C. Hayes, H.U. Fielding, Leventis and J.M. Waddell**

***Similar (H 2119)***

A Bill to enact for the South Carolina Residential Landlord and Tenant Act which regulates the renting and leasing of certain dwelling units located within this State and which includes provisions to establish jurisdiction and the method of obtaining jurisdiction over the parties involved, to make certain definitions, to impose an obligation of good faith in the performance and enforcement of duties and obligations, to prohibit unconscionability, to provide for the terms and conditions of rental agreements and the effect of unsigned or undelivered rental agreements, to prohibit certain provisions in rental agreements, to provide for landlord obligations, liability and remedies, to provide for tenant obligations, liability and remedies, to provide for manner of termination of tenancies and holdover remedies, to prohibit retaliatory conduct, to provide that Chapter 35, Title 27, Code of Laws of South Carolina, 1976, relating to creation, establishment and termination of leasehold estates, Chapter 37, Title 27, relating to ejectment of tenants, and Article 3, Chapter 39, Title 27, relating to collection of rent be distraint is not applicable to the leasing or renting of any real property otherwise governed under the provisions of this Act, and to amend the 1976 Code by adding Section 27-37-160 so as to establish certain procedures to be followed by constables or deputy sheriffs when executing writs of ejectment.

**04/09/85 Senate Introduced and read first time SJ-1392**

**04/09/85 Senate Referred to Committee on Labor, Commerce and Industry SJ-1392**

**05/08/85 Senate Committee report: Favorable with amendment Labor, Commerce and Industry SJ-1983**

**01/15/86 Senate Recommitted to Committee on Labor, Commerce and Industry SJ-110**