**South Carolina General Assembly**

123rd Session, 2019-2020

**H. 3484**

**STATUS INFORMATION**

General Bill

Sponsors: Rep. Clemmons

Document Path: l:\council\bills\nbd\11000cz19.docx

Introduced in the House on January 9, 2019

Currently residing in the House Committee on **Judiciary**

Summary: Landlords and tenants

**HISTORY OF LEGISLATIVE ACTIONS**

Date Body Action Description with journal page number

1/9/2019 House Introduced and read first time ([House Journal‑page 6](file:///h:\hj\20190109.docx))

1/9/2019 House Referred to Committee on **Judiciary** ([House Journal‑page 6](file:///h:\hj\20190109.docx))

View the latest [legislative information](http://www.scstatehouse.gov/billsearch.php?billnumbers=3484&session=123&summary=B) at the website

**VERSIONS OF THIS BILL**

[1/9/2019](file:///p:\pprever\2019-20\3484_20190109.docx)

**A** **BILL**

TO AMEND SECTION 27‑33‑10, CODE OF LAWS OF SOUTH CAROLINA, 1976, RELATING TO THE DEFINITIONS OF TERMS RELATING TO LANDLORDS AND TENANTS, SO AS TO REQUIRE A “TENANT AT WILL” AND A “TENANT AT TERM” TO EXCHANGE COMPENSATION WITH THE LANDLORD.

Be it enacted by the General Assembly of the State of South Carolina:

SECTION 1. Section 27‑33‑10(3) and (4) of the 1976 Code is amended to read:

“(3) Tenant at will. ‑Every person other than the owner of real estate, excepting a domestic servant and farm laborer, using or occupying real estate without an agreement, either oral or in writing, ~~shall be~~ in exchange for compensation or rent, including rent below fair‑market rental value, is deemed a ‘tenant at will’;

(4) Tenant for a term. ‑A person other than the owner using or occupying real estate under a written or oral agreement ~~shall be~~ in exchange for compensation or rent, including rent below fair‑market rental value, is deemed a ‘tenant for a term’;”

SECTION 2. This act takes effect upon approval by the Governor.

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