**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.

‑‑‑‑XX‑‑‑‑