

HOUSE RESEARCH

Bill Summary

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Subject: Lease termination of unmarried tenant living alone

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Overview

This bill creates a process for the heirs of an unmarried, young tenant who is living alone to cancel a lease and vacate the tenant's apartment without having to provide for a 60 day notice.

Section

- 1** Adds the subdivision regarding young and single tenants as an additional way to cancel a lease upon the death of a tenant.
- 2** Provides that when an unmarried tenant, under the age of 26, living alone has died, their heir or personal representative, usually a parent, can cancel the lease with written notice. The heir does not get any rent paid back, but does not have to continue paying the rent on the apartment. The apartment has to be cleaned out and returned to its original condition and the landlord is to return the deposit as required by section 504B.178.