

GENERAL ASSEMBLY OF NORTH CAROLINA

SESSION 1989

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HOUSE BILL 1160
Committee Substitute Favorable 5/8/89

Short Title: No Disclosure of Death or Illness.

(Public)

Sponsors:

Referred to:

April 11, 1989

A BILL TO BE ENTITLED

AN ACT TO PROVIDE THAT THERE IS NO DUTY TO DISCLOSE TO A PROSPECTIVE PURCHASER OR PROSPECTIVE TENANT THAT THE REAL PROPERTY TO BE PURCHASED OR RENTED WAS PREVIOUSLY OCCUPIED BY A PERSON WHO DIED OR HAD A SERIOUS ILLNESS.

The General Assembly of North Carolina enacts:

Section 1. Chapter 39 of the General Statutes is amended by adding a new Article to read:

"ARTICLE 9.
"DISCLOSURE.

"§ 39-50. No duty to disclose death or illness.

A person offering real property for sale does not have a duty to disclose to a prospective purchaser that the real property was previously occupied by a person who died or had a serious illness while residing on the property unless such information is specifically requested by the potential purchaser."

Sec. 2. Article 1 of Chapter 42 of the General Statutes is amended by adding a new section to read:

"§ 42-14.1. No duty to disclose death or illness.

A person offering real property for rent or lease does not have a duty to disclose to a prospective tenant or lessee that the real property was previously occupied by a person who died or had a serious illness while residing on the property unless such information is specifically requested by the potential renter or lessee."

1 Sec. 3. This act shall become effective July 1, 1989, and shall apply to acts or
2 omissions occurring on or after that date.