

1 IN THE SENATE

BY SENATOR BARR

SENATE BILL NO. 83

3 IN THE LEGISLATURE OF THE TERRITORY OF ALASKA

4 TWENTY-SECOND SESSION

5 A BILL

6 For an Act entitled: "An Act relating to liability of tenants for  
7 damages to property of landlord."

8 BE IT ENACTED BY THE LEGISLATURE OF THE TERRITORY OF ALASKA:

9 Section 1. Any person who is a tenant holding possession  
10 under lease or rental from month to month, or other period, who  
11 shall absent himself from the premises during the term of the  
12 lease or rent; and, during such absence, the real property or fur-  
13 niture, or both, are damaged due to freezing or other climatic  
14 conditions, or other natural causes reasonably to be foreseen,  
15 and not by another person, shall be liable for the amount of  
16 damages so resulting, unless consent in writing of the owner or  
17 landlord is obtained prior to the time the tenant so absents him-  
18 self.

19 Section 2. Any tenant, as aforesaid, who terminates his  
20 tenancy without notice to the owner or landlord, and who leaves  
21 the property in a damaged condition, or the real property or furni-  
22 ture, or both, are subsequently damaged from such causes because  
23 of his negligence, shall be liable for the amount of such damages  
24 so resulting.

25 Section 3. Such damages may be recovered in an action and  
26 the amount of the damages to the real and personal property of the  
27 landlord as shown by reasonable evidence of the cost of repair, or  
28 the actual amount paid therefor, may be used in evidence to prove  
29 the amount due from the tenant.

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Section 4. Nothing contained in the preceding sections of this Act shall deprive landlords of any other legal remedy for the recovery of such damages.

Passed by the Senate March 4, 1955

James Nolan  
President of the Senate

ATTEST:

Katherine T. Alexander  
Secretary of the Senate

Passed by the House \_\_\_\_\_ 1955

\_\_\_\_\_  
Speaker of the House

ATTEST:

\_\_\_\_\_  
Chief Clerk of the House

Approved by the Governor \_\_\_\_\_ 1955

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Governor of Alaska