

## Ohio Landlord Tenant Law 2008 2009 Ed Baldwins Ohio Handbook Series

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Landlord-Tenant Law: Self-Help Eviction **FAQs for Tenant Rights**

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Landlord Tenant Rights According to Ohio law (Ohio Revised Code Chapter 5321) wherever there is a written or verbal rental lease agreement, the tenant automatically gets certain rights, such as the right to a habitable dwelling and the right to pursue some forms of alternative action.

~~Ohio Landlord Tenant Laws [2020]: Renter's Rights & FAQs~~

Ohio Landlord Tenant Law is provided for in Ohio Revised Codes (ORC), Title 53, Chapter 5321, Landlords and Tenants. Chapter 5321 provides the rights and Ohio rental laws for both landlords and tenants of residential rental properties. All parties in the landlord-tenant relationship must know and understand

their responsibilities.

~~Ohio Landlord Tenant Laws – Tenant Screening, Landlord ...~~

• There are also duties imposed by Ohio Landlord Tenant law. ORC 5321.04 and 05. • Parties are bound by both the lease and the statutory duties. • If there is a conflict between the lease and the duties in the ORC, the statutory duties prevail.

~~Landlord Tenant Law~~

Find answers to some of the most frequently asked questions about Ohio Landlord Tenant laws and review the complete Ohio landlord tenant acts.

~~Ohio Landlord Tenant Laws | State Laws | RentRedi~~

OHIO Tenant – Landlord Law 7 If the landlord does not return a tenant's security deposit within 30 days, the tenant can sue for twice the amount wrongfully withheld plus attorney fees, provided the tenant gives the landlord a forwarding address in writing, or an address to which the amount due can be sent.

## INTRODUCTION

Tenant Duties: If a tenant violates any of their duties under the law or their lease agreement, the landlord may have the right to recover damages from and/or evict the tenant(s) from the property. For many tenant violations, the landlord must first give a notice of the problem and an opportunity, up to 30-days, to fix it.

~~OHIO LANDLORD AND TENANT LAW – Morrow County~~



~~Law Facts: Tenant & Landlord Rights and Obligations | Ohio ...~~

Tenants in the state of Ohio are granted certain rights by the state's landlord-tenant code, including the right to fair housing, the right to a return of the security deposit, and the right to notice before landlord entry. Other laws control habitability and retaliation. The Right to Fair Housing

~~Tenants' Rights Under Ohio's Landlord/Tenant Laws~~

5321.01 Landlord and tenant definitions. As used in this chapter: (A) "Tenant" means a person entitled under a rental agreement to the use and occupancy of residential premises to the exclusion of others.

~~Lawriter – ORC – Ohio Laws and Rules~~

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## ~~Ohio Landlord Tenant Laws—Fair Housing Contact Service~~

Under Ohio law, landlords must disclose specific information to tenants (usually in the lease or rental agreement), such as the identity of anyone authorized to act on the landlord's behalf. For details, see Ohio Required Landlord Disclosures. Ohio Security Deposit Limit and Return

## ~~Overview of Landlord Tenant Laws in Ohio | Note~~

- Evict the tenant when the landlord has “actual knowledge” of drug activity by the tenant, a member of the tenant's household or a guest of the tenant occurring in or otherwise connected with the tenant's premises
- Comply with state or municipal drug Laws in connection with the premises and require household members and guests to do likewise

## ~~Landlord Tenant Law—Ohio~~

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