

2026 Regular Session

HOUSE BILL NO. 1027

BY REPRESENTATIVE HEBERT

REAL ESTATE/APPRAISERS: Provides relative to real estate appraiser liability in certain circumstances

1 AN ACT

2 To amend and reenact R.S. 40:1581(F), relative to real estate appraiser liability in certain
3 circumstances; to provide relative to smoke and carbon dioxide detectors in one- or
4 two-family dwellings; to provide for licensed real estate appraiser liability; and to
5 provide for related matters.

6 Be it enacted by the Legislature of Louisiana:

7 Section 1. R.S. 40:1581(F) is hereby amended and reenacted to read as follows:

8 §1581. Smoke detectors; carbon monoxide detectors; one- or two-family dwellings

9 * * *

10 F. The real estate agent and the licensed real estate appraiser shall not be
11 liable for the seller's failure to comply with the provisions of this Section.

DIGEST

The digest printed below was prepared by House Legislative Services. It constitutes no part of the legislative instrument. The keyword, one-liner, abstract, and digest do not constitute part of the law or proof or indicia of legislative intent. [R.S. 1:13(B) and 24:177(E)]

HB 1027 Original

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Abstract: Provides for real estate appraiser liability in certain circumstances.

Present law provides that the real estate agent shall not be liable for the seller's failure to comply with provisions of present law relative to smoke and carbon monoxide detectors in one- or two-family dwellings.

Proposed law adds that the licensed real estate appraiser is also not liable.

(Amends R.S. 40:1581(F))