

**House Bill 3879**  
Senate Amendments  
Section-by-Section Analysis

HOUSE VERSION

SECTION 1. Section 24.011, Property Code, is amended to read as follows:

Sec. 24.011. NONLAWYER REPRESENTATION. (a) In eviction suits in justice court for nonpayment of rent or holding over beyond a rental term, the parties may represent themselves or be represented by their authorized agents, who need not be attorneys. In any eviction suit in justice court, an authorized agent requesting or obtaining a default judgment need not be an attorney.

(b) In an appeal of an eviction suit for nonpayment of rent in a county or district court, an owner of a multifamily residential property may be represented by the owner's authorized agent, who need not be an attorney, or, if the owner is a corporation or other entity, by an employee, owner, officer, or partner of the entity, who need not be an attorney.

SECTION 2. The change in law made by this Act applies only to an appeal taken on or after the effective date of this Act.

SECTION 3. This Act takes effect September 1, 2017.

SENATE VERSION (CS)

SECTION 1. Section 24.011, Property Code, is amended to read as follows:

Sec. 24.011. NONLAWYER REPRESENTATION. (a) In eviction suits in justice court for nonpayment of rent or holding over beyond a rental term, the parties may represent themselves or be represented by their authorized agents, who need not be attorneys. In any eviction suit in justice court, an authorized agent requesting or obtaining a default judgment need not be an attorney.

(b) In an appeal of an eviction suit for nonpayment of rent in a county or district court, the parties may represent themselves, or a party may be represented by the party's authorized agent, who need not be an attorney, including, if the party is a corporation or other entity, by an employee, owner, officer, or partner of the entity, who need not be an attorney.

SECTION 2. Same as House version.

SECTION 3. Same as House version.

CONFERENCE