

383.200 Definitions of forcible entry and detainer.

- (1) The words "possession," "entry," "detainer," in KRS 383.200 to 383.285, refer to lands and tenants.
- (2) A forcible entry is:
 - (a) An entry without the consent of the person having the actual possession;
 - (b) As to landlord, an entry upon the possession of his tenant at will or by sufferance, whether with or without the tenant's consent.
- (3) A forcible detainer is:
 - (a) The refusal of a tenant to give possession to his landlord after the expiration of his term; or of a tenant at will or by sufferance to give possession to the landlord after the determination of his will;
 - (b) The refusal of a tenant of a person who has made a forcible entry to give possession, on demand, to the person upon whose possession the forcible entry was made;
 - (c) The refusal of a person who has made a forcible entry upon the possession of one who acquired it by a forcible entry to give possession, on demand, to him upon whose possession the first forcible entry was made;
 - (d) The refusal of a person who has made a forcible entry upon the possession of a tenant for a term to deliver possession to the landlord, upon demand, after the term expires; and, if the term expires whilst a writ of forcible entry sued out by the tenant is pending, the landlord may, at his cost and for his benefit, prosecute it in the name of the tenant.

Effective: July 1, 1953

History: Transferred 1952 Ky. Acts ch. 84, sec. 1, effective July 1, 1953, from C.C. sec. 452.