



Detitling Manufactured Homes

South Carolina law provides a method for owners to combine their manufactured home and land as one piece of real estate.

Home purchasers often get a better loan rate when the home is “detitled.” Cities and counties also benefit from the convenience of combined tax bills and improved assessment values.

The process involves retiring the title issued for the home by the State of South Carolina. State law now provides a uniform procedure for detitling manufactured homes. The steps and even the forms required are all provided in the SC Code of Laws. Homebuyers who work with attorneys who are familiar with manufactured home closings find the process a smooth one.

[Click here and scroll down to Section 56-19-500 to view South Carolina’s manufactured home detitling statute.](#)