

# 15-DAY NOTICE TO PAY RENT OR MOVE OUT

(RENT DEMAND FOR SEPTEMBER 1, 2020 THROUGH JUNE 30, 2021)

Plaintiff(s): \_\_\_\_\_, Owner(s)

VS.

Defendant(s): \_\_\_\_\_, Resident

\_\_\_\_\_, Resident

\_\_\_\_\_, Resident

To: \_\_\_\_\_, Resident(s)

**AND ALL OTHERS IN POSSESSION OF THE PROPERTY LOCATED AT** (property address):

**PLEASE TAKE NOTICE** that you are justly indebted to the owner of the herein described premises; and notice is hereby given that pursuant to the lease and/or rental agreement under which you hold possession, there is now due, unpaid and delinquent rent in the total sum of: (\$ \_\_\_\_\_). The total amount owing represents rent due for the following period(s):

\$ _____	Due on _____	for the period of _____, 20	to _____, 20
\$ _____	Due on _____	for the period of _____, 20	to _____, 20
\$ _____	Due on _____	for the period of _____, 20	to _____, 20
\$ _____	Due on _____	for the period of _____, 20	to _____, 20
\$ _____	Due on _____	for the period of _____, 20	to _____, 20
\$ _____	Due on _____	for the period of _____, 20	to _____, 20
\$ _____	Due on _____	for the period of _____, 20	to _____, 20
\$ _____	Due on _____	for the period of _____, 20	to _____, 20
\$ _____	Due on _____	for the period of _____, 20	to _____, 20
\$ _____	Due on _____	for the period of _____, 20	to _____, 20
\$ _____	Due on _____	for the period of _____, 20	to _____, 20

Your payment should be payable to: \_\_\_\_\_ and payment shall be delivered to: Name: \_\_\_\_\_ at the following address:

\_\_\_\_\_, Unit #: \_\_\_\_\_,

\_\_\_\_\_ California, Zip Code: \_\_\_\_\_

Telephone Number (\_\_\_\_) \_\_\_\_\_ who is usually available on the following days:

\_\_\_\_\_ and the following hours: \_\_\_\_\_.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Owner(s): \_\_\_\_\_ By: \_\_\_\_\_ Agent



## “NOTICE FROM THE STATE OF CALIFORNIA:

If you are unable to pay the amount demanded in this notice, and have decreased income or increased expenses due to COVID-19, you may sign and deliver the declaration form included with your notice to your landlord within 15 days, excluding Saturdays, Sundays, and other judicial holidays, and your landlord will not be able to evict you for this missed payment so long as you make the minimum payment (see below). You will still owe this money to your landlord. You should keep a copy or picture of the signed form for your records.

If you provide the declaration form to your landlord as described above AND, on or before June 30, 2021, you pay an amount that equals at least 25 percent of each rental payment that came due or will come due during the period between September 1, 2020, and June 30, 2021, that you were unable to pay as a result of decreased income or increased expenses due to COVID-19, your landlord cannot evict you. Your landlord may require you to submit a new declaration form for each rental payment that you do not pay that comes due between September 1, 2020, and June 30, 2021.

If you were unable to pay any of the rental payments that came due between September 1, 2020, and June 30, 2021, and you provided your landlord with the declarations in response to each 15-day notice your landlord sent to you during that time period, your landlord could not evict you if, on or before June 30, 2021, you paid your landlord an amount equal to 25 percent of all the rental payments due from September 2020 through June 2021. You will still owe the full amount of the rent to your landlord, but you cannot be evicted from your home if you comply with these requirements. You should keep careful track of what you have paid and any amount you still owe to protect your rights and avoid future disputes. Failure to respond to this notice may result in an unlawful detainer action (eviction) being filed against you.

**YOU MAY QUALIFY FOR RENTAL ASSISTANCE.** In addition to extending these eviction protections, the State of California, in partnership with federal and local governments, has created an emergency rental assistance program to assist renters who have been unable to pay their rent and utility bills as a result of the COVID-19 pandemic. This program may be able to help you get caught up with past-due rent. Additionally, depending on the availability of funds, the program may also be able to assist you with making future rental payments. While not everyone will qualify for this assistance, you can apply for it regardless of your citizenship or immigration status. There is no charge to apply for or receive this assistance. Additional information about the extension of the COVID-19 Tenant Relief Act and new state or local rental assistance programs, including more information about how to qualify for assistance, can be found by visiting <http://housingiskey.com> or by calling 1-833-422-4255.”

Landlord: \_\_\_\_\_ Date: \_\_\_\_\_



# Proof of Service

I, the undersigned, being at least 18 years of age, declare under penalty of perjury that I served the NOTICE, of which a true copy appears on the reverse side of this Proof Of Service, by one of the methods indicated below on the following named

Resident(s): \_\_\_\_\_

1. **BY PERSONALLY DELIVERING** a copy of the Notice to the Resident(s) named above at the following address:
2. **BY LEAVING** a copy of the Notice for the Resident(s) named above with a person of suitable age and discretion at the residence or usual place of business of the Resident(s), said Resident(s) being absent therefrom. Said residence or usual place of business being at the following address:

\_\_\_\_\_ **AND MAILING** an individual copy to each Resident by depositing said copies in the United States Mail, in a sealed envelope with first class postage prepaid and addressed to the Resident(s) named above at their usual place of residence which is at the following address: \_\_\_\_\_

3. **BY POSTING** a copy of said Notice for each of the Resident(s) named above in a conspicuous place, there being no person of suitable age or discretion to be found at any known place of residence or known usual place of business of the Resident(s). Said notice was posted at their usual place of residence which is at the following address:

\_\_\_\_\_ **AND MAILING** an individual copy to each Resident by depositing said copies in the United States Mail, in a sealed envelope with first class postage prepaid and addressed to the Resident(s) named above at their usual place of residence which is at the following address: \_\_\_\_\_

Subject notice was served on \_\_\_\_\_, 20\_\_\_\_.

I declare under penalty of perjury that the foregoing is true and correct.

Executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ in the City of \_\_\_\_\_

County of \_\_\_\_\_, State of California.

Signature of Server: \_\_\_\_\_

Print Name of Server: \_\_\_\_\_

**Fill out "Proof of Service" On Owner's Copies Only**

