



THIRTY (30) DAY NOTICE TO QUIT

www.aagla.org

RENTER: _____

PREMISES: _____
(Apt. No.) (Address) (St., Ave., Blvd., etc.)
_____ California _____
(City) (Zip Code)

PLEASE TAKE NOTICE that, within thirty (30) days after the date of service upon you of a copy of this Notice, you are required to quit and deliver up possession of the premises to the owner for the following reason:

(Check the applicable provision)

_____ refusing, after written request, to execute a written extension or renewal of a written lease or rental agreement for a further term of like duration with similar provisions and such terms as are not inconsistent with, or violative of, the L.A. City Rent Stabilization Ordinance;

_____ the owner seeks in good faith to recover possession of the premises for use and occupancy by the owner or the owner's spouse, children, parents, or resident manager.*

_____ the unit is not a rent controlled property. No specific reason is required. (Cannot be used in municipalities with eviction restrictions.)

THE SPECIFIC FACTS ARE:

"State law permits former tenants to reclaim abandoned personal property left at the former address of the tenant, subject to certain conditions. You may or may not be able to reclaim property without incurring additional costs, depending on the cost of storing the property and the length of time before it is reclaimed. In general, will be lower the sooner you contact your former landlord after being notified that property belonging to you was left behind after you moved out. "

IF YOU FAIL TO VACATE, legal action will be instituted against you to recover possession of the premises, to declare the forfeiture of your rental agreement and/or to recover such damages as are allowed by law. This notice supersedes all prior notices to quit served upon you.

* SEE attached Landlord's Declaration of intent.

Date: _____ (OWNER /AGENT)

Sec. 594 of the Penal Code of California

"Every person who maliciously injures, or destroys any real property not his own . . . is guilty of vandalism." (A Felony or Misdemeanor)