

NOTICE TO PAY RENT

To:

Rental Property:

_____, _____

YOU ARE HEREBY NOTIFIED THAT:

As of the date of this notice, your rent for the period from _____ to _____ is past due under the terms of the _____ dated _____ (the "Lease"), for the rent and use of the premises listed above now occupied by you. Accordingly, you owe the following amounts:

Rent past due: _____

Late fees: _____

Total Amount Past Due _____

I demand payment in full of the total amount past due on or before _____.

Unless payment is made by such date, the tenancy will be terminated and you must vacate the premises. You are further notified that if you do not pay the total amount past due or vacate the premises by such date, legal action may be initiated against you.

ONLY FULL PAYMENT OF THE TOTAL AMOUNT PAST DUE WILL WAIVE THE LANDLORD'S RIGHT TO TERMINATE THE LEASE UNDER THIS NOTICE, UNLESS THE LANDLORD AGREES IN WRITING TO CONTINUE THE LEASE IN EXCHANGE FOR RECEIVING PARTIAL PAYMENT.

THIS **5 DAY** NOTICE IS PROVIDED TO YOU BASED ON YOUR FAILURE TO PAY RENT IN ACCORDANCE WITH THE LEASE AND CODE OF CIVIL PROCEDURE LAWS. NOTHING IN THIS NOTICE IS INTENDED OR SHALL BE CONSTRUED AS A WAIVER BY THE LANDLORD OF ANY RIGHTS OR REMEDIES THE LANDLORD MAY HAVE UNDER THE LEASE OR UNDER STATE OR FEDERAL LAW.

Signature

Date

Landlord Info:

_____, _____
