

CAUSE NO. _____

§

PLAINTIFF(S)

§

vs.

§

§

DEFENDANT(S)

§

JUSTICE COURT - EVICTION

JUSTICE OF THE PEACE

PRECINCT ____, PLACE ____

BRAZORIA COUNTY, TEXAS

PETITION

Now comes the Plaintiff, _____, (hereinafter Complainant), and makes complaint against the Defendant for eviction from his land and premises and alleges the following:

1. That by virtue of rental agreement by and between Complainant and Defendant, the Defendant entered into and upon and took possession of the following described premises situated in said Precinct ____, Brazoria County, Texas.

ADDRESS: _____ CITY, STATE, ZIP _____

CHECK ONE: APT ____ HOUSE ____ LOT ONLY ____ MOBILE HOME ____

2. Plaintiff entered into an oral/written agreement with the Defendant for occupancy of the leased premises. The Defendant has violated the terms of the agreement by: *(check one)*

- ☐ Default in paying rent under the agreement for _____ months and continuing through the present.
- ☐ Breach of terms and conditions of the agreement by: _____.
- ☐ Holding over leased premises after the termination of agreement and written demand by Plaintiff for return of same.

3. Plaintiff delivered to Defendant(s) a notice to vacate in accordance with the applicable notice requirements of the Texas Property Code. Notice to vacate was delivered on the _____ day of _____, 20____ by the following method: *(check one or more as applicable)* ☐ personal delivery to Defendant(s), ☐ personal delivery to any person residing at the premises who is 16 years of age or older, ☐ affixing the notice to the inside of the main entry door of the premises, ☐ regular mail, ☐ registered mail or ☐ certified mailed return receipt requested, to the premises; or other method of delivery authorized under Section 24.005, Texas Property Code.

4. In addition to possession of the premises, Plaintiff *(check one)* ☐ does ☐ does not seek a judgment for rent.

☐ The total amount of rent due and unpaid at the time of filing is \$_____, plus rent in the amount of \$_____ per day as may accrue between the date of filing this complaint and surrender of the premises; and interest until judgment is paid in full.

Rent in the amount of \$_____ is due on a _____ basis. The Defendant(s) rent *(check one)* ☐ is not subsidized by the government ☐ is subsidized by the government as follows: \$_____ paid by the government, and \$_____ paid by the Defendant(s).

☐ Reasonable attorney fees if employment of counsel is necessary and verified.

Wherefore, premises considered, the Complainant requests that Defendant be cited to appear herein as required by law, and that upon hearing the Defendant be adjudged guilty of forcible detainer and Complainant recover restitution of the premises and that Complainant recover of Defendant his damages and costs, and for such other relief as Complainant may be entitled.

Signature of Plaintiff: _____ *(as stated at top of page)*

OR Signature of *(check one)* ☐ Plaintiff's authorized agent ☐ Plaintiff's attorney: _____

Printed Name of Plaintiff: _____ Printed Name of Authorized Agent or Attorney (if any) _____

Mailing Address: _____ City, State, Zip _____

Phone No. _____ Fax No. _____

☐ Plaintiff consents to e-mail service of the answer and any other motions or pleadings at _____ *(E-mail Address)*

Defendant(s) Information (if known):

Date of Birth: _____

Last 3 Numbers of Driver's License: _____

Last 3 Numbers of Social Security: _____

Phone Number: _____

Subscribed and sworn to before me this _____ day of _____, 20____.

Notary Public/ Appointed Clerk of Court