

30-DAY NOTICE OF TERMINATION OF TENANCY

Civil Code § 1946.1

To: _____

and all other persons in possession of the premises described as:

TO TENANT(S) AND ALL OTHER PERSONS IN POSSESSION:

YOU ARE HEREBY NOTIFIED that the tenancy under which you occupy the above-referenced premises shall end 30 days after the date of the service of a copy of this notice upon you, and you are required to quit and deliver up possession of the premises to the undersigned on or before that date.

IF YOU FAIL TO DO SO, legal proceedings will be instituted against you for possession of the premises, for forfeiture of the rental agreement, and for any and all monetary damages allowed by law.

NOTICE: 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, these costs 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.

The landlord reserves all rights and does not waive any right or remedy by this notice.

DATED: _____

Owner/Agent