

3-DAY NOTICE TO PERFORM CONDITIONS AND/OR COVENANTS OR QUIT

To: _____
ALL RESIDENTS FULL NAME(S) (tenants and subtenants) in possession and all others in possession

Street Address: _____, UNIT # (if applicable): _____

City, State, Zip: _____

IN THAT, the Rental Agreement/Lease condition(s) and/or covenants set forth below are being breached as follows:

1. Condition(s) and or covenant(s) breached:
- a. Failure to pay late charge due in the sum of: _____
 - b. Failure to pay NSF fee charges in the sum of: _____
 - c. Failure to pay balance of deposit(s) in the sum of: _____
 - d. _____
- _____
- _____
- _____

2. State specific facts of breach(es) and/or violation(s): _____
- _____
- _____
- _____
- _____
- _____

WITHIN THREE (3) DAYS after the service on you of this Notice, you are hereby required to perform or otherwise comply with the above-mentioned condition and/or covenant OR QUIT AND DELIVER THE POSSESSION OF THE PREMISE.

If you fail to perform or otherwise comply, Owner/Agent declares the forfeiture of your Rental Agreement/Lease and will institute legal proceeding to obtain possession. Such proceeding could result in a judgment against you, which may include attorneys' fees and court costs as allowed by law, and an additional punitive award of six hundred dollars (\$600.00) in accordance with California law. If you fail to fulfill the terms of your credit obligations, a negative credit report may be submitted to a credit reporting agency.

Date

Owner/Agent Signature

Print Name