

SIXTY DAY NOTICE TO QUIT

TO: _____
All residents in possession (full name) and all others in possession.

Of the premises known as _____, UNIT # _____ (if applicable),
City of _____, State of California, _____

TERMINATION DATE: _____ *

YOU ARE HEREBY NOTIFIED that the tenancy under which you occupy the premises shall end on the termination date*, or SIXTY (60) days after the date of service of a copy of this notice upon you, whichever date is later in time, 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 such monetary damages as may be allowed by law.

YOUR RENT REMAINS DUE for the period of time up through the termination of your tenancy. Failure to pay your monthly rent as it becomes due may cause your tenancy to be terminated sooner than SIXTY (60) days.

YOUR ARE FURTHER NOTIFIED that you may request an *optional* move-out inspection and to be present at the inspection. The inspection must be performed no earlier than two (2) weeks prior to move-out date. Call to schedule an appointment at (_____) _____.

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 personal 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 the former landlord after being notified that property belonging to you was left behind after you move out.

PENAL CODE, SECTION 394, provides that any person who maliciously damages or destroys the property of another is subject to fine and imprisonment. A negative credit report reflecting on your credit history may be submitted to a credit reporting agency if you breach the terms of your obligations.

Date

Owner/Agent for Owner-