

**PARK NAME
STREET
CITY
PHONE NUMBER**

**3 DAY NOTICE TO PERFORM COVENANT OR QUIT
AND 60 DAY NOTICE TO TERMINATE POSSESSION**

Warning: This Notice is the 1st 3 Day Notice for nonpayment of rent, utility charges, or other reasonable incidental services that has been served upon you in the last 12 months. Pursuant to California Civil Code Section 798.56(e)(5), if you have been given a 3 Day Notice to either pay rent, utility charges, or other reasonable incidental services or to vacate your tenancy on 3 or more occasions within a 12 month period, management is not required to give you a further 3 Day period to pay rent or vacate the tenancy before your tenancy can be terminated.

TO: _____ et al, and to all residents or occupants in possession of Space No. _____, located at the premises herein referred to as (complete park name, address and telephone number).

WITHIN 3 DAYS after the Service on you of this Notice you are hereby required to pay **UTILITIES and/or MISCELLANEOUS CHARGES** due and owing

Electric Gas Sewer Trash

_____ From _____ to _____, in the amount of \$ _____;

_____ From _____ to _____, in the amount of \$ _____;

_____ From _____ to _____, in the amount of \$ _____;

_____ From _____ to _____, in the amount of \$ _____;

TOTAL AMOUNT OWED IS: \$ _____.

(write out amount here) _____

IF YOU DO NOT PAY THIS AMOUNT YOU WILL BE REQUIRED TO QUIT THE PREMISES WITHIN 60 DAYS AFTER SERVICE OF THIS NOTICE UPON YOU and to deliver up possession to the Park Owner/Manager/Agent.

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TO: _____ et al, and to all residents or occupants in possession of Space No. _____, located at the premises herein referred to as (complete park name, address and telephone number).

You are further notified that the undersigned elects to and does hereby declare the forfeiture of your Rental Agreement under which you hold possession of the above-referenced premises if the utilities that are due and owing are not paid within *3 Days* after Service upon you of this Notice.

Therefore, this is to notify you that if you do not pay the amount specified above within three days, you are required to quit said premises and/or to remove or sell the mobilehome, at your election, within sixty (60) days after service of this Notice upon you and deliver up possession of same to the park owner or manager, or legal proceedings for unlawful detainer will be instituted against you by the owners of the premises to declare said Rental Agreement forfeited, as of this date, and recover possession of said premises, together with court costs and attorney's fees, rents and damages allowed by law. If you elect to sell your mobilehome within said 60-day period, you must pay past due rent and utilities upon sale of the mobilehome and park management reserves the right to require it's removal pursuant to Civil Code Section 798.73.

Please note that this Notice is separate and independent from any other Notice served concurrently, and, therefore, any separate and independent breach and Notice must be cured separately and independently. Landlord expressly reserves its right to proceed on any uncured notice without regard to the cure of any other notice.

DATED: _____ BY: _____

cc: LEGAL OWNER: _____

Please submit your payment to (person to pay), made payable to (complete park name) either in person at the Park Office, located at (complete park address and telephone number), between the hours of 9:00 a.m. and 5:00 p.m., Monday through Friday, Inclusive, OR via mail delivery to the same address.