

# THREE DAY NOTICE TO PAY OR QUIT

TO:

  

(include any and ALL known names of TENANT(S), subtenants and all others in possession)  
AND TO ANY AND ALL OTHER OCCUPANT(S), INCLUDING BUT NOT LIMITED TO DOES 1 THROUGH 10, INCLUSIVE.

**Address of Premises:**

 \* Apt. No.   
 \*, California, ZIP: 

Pursuant to Section 1161(2) of the California Code of Civil Procedure NOTICE IS HEREBY GIVEN that within THREE (3) DAYS after service of this notice upon you, you are required to deliver up possession of the above described premises to the undersigned Owner/Agent or pay the total sum of \$  \*REQUIRED (rent) to the undersigned Owner/Agent of the premises.

The sum you are required to pay is for the rent due and unpaid as follows;

\$  \* for the period  \* through   
\$ \_\_\_\_\_ for the period \_\_\_\_\_ through \_\_\_\_\_  
\$ \_\_\_\_\_ for the period \_\_\_\_\_ through \_\_\_\_\_

Unless you have paid the full amount enumerated above or vacated and delivered possession of the premises within THREE (3) DAYS after service of this notice on you, an action in UNLAWFUL DETAINER will be instituted against you to recover possession of the premises and to have the rental/lease agreement under which you hold the premises forfeited and to recover rents and statutory penalties together with court costs and attorney fees. This Notice supersedes any and all previous Three Day Notices to Pay Rent or Quit.

RENT payment must be made PAYABLE to the following Owner/Agent; (name);

\*REQUIRED, and at the following ADDRESS;  
 \*, Suite:   
City:  \* CA, ZIP: \_\_\_\_\_ and Tel No. is: (  )

Rent Payment By MAIL ONLY (i.e., P.O. Box written above).

IF RENT PAYMENT CAN BE PAID IN PERSON (to above address), said payment may be delivered to Owner/Agent between the HOURS of;

8:30 A.M. to 5:00 P.M., OR  \_\_\_\_\_ and  \*REQUIRED - IF Rent payment can be MADE IN PERSON  
on the following DAYS of the week (check one);  
(Check ONE Applicable Box and or Type in Applicable Hours of the Day(s) Rent Can Be Paid)

Monday through Friday, OR  \_\_\_\_\_  
(Check ONE Applicable Box and or Type in Applicable Day(s) of Week Rent Can Be Paid)

If an electronic funds transfer has been previously established, payment may be made pursuant to that procedure.

DATED:

LANDLORD/MANAGER:   
(Signature of Landlord/Agent)

# PROOF OF SERVICE

By Iron Law

1. I am over 18 years of age.
  2. On \_\_\_\_\_, 20\_\_\_\_, at \_\_\_\_\_, California,  
I served the following checked items:
    - Three-Day Notice to Pay Rent or Quit
    - Three-Day Notice to Perform or Quit
    - Three-Day Notice to Quit
    - 30-Day Notice to Vacate
    - 60-Day Notice to Vacate
    - 30-Day Notice of Change in Rental Terms
    - 60-Day Notice of Change in Rental Terms
    - \_\_\_\_\_
  3. regarding tenancy of property referred to as \_\_\_\_\_  
\_\_\_\_\_.
  4. On Tenant(s) (name) \_\_\_\_\_  
\_\_\_\_\_
  5. Manner of service (check the appropriate box):
    - 5.1  By personally delivering a copy to each named Tenant;
      - a.  at Tenant's residence;
      - b.  at Tenant's place of business.
    - 5.2  By delivering a copy to a person of suitable age and discretion;
      - a.  at the Tenant's residence; or
      - b.  at Tenant's place of business, as the named Tenant was absent from each location;

**and**

mailing by first-class postage prepaid a copy to each named Tenant at his residence.

  - 5.3  By posting a copy for each named Tenant in a conspicuous place on the property described in the notice as no person of suitable age or discretion was found at the Tenant's residence or place of business;
- and**
- mailing by first-class postage prepaid a copy to each named Tenant at the address of the leased property.



**I declare under penalty of perjury that the foregoing is true and correct.**

Date: \_\_\_\_\_, 20\_\_\_\_

Name: \_\_\_\_\_

Signature: \_\_\_\_\_