

Three (3) Day Notice To Perform Conditions And/Or Covenants Or Quit

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

of the premises known as _____ ,

Unit # _____ (if applicable), in the city _____ , State of California _____ .

The Rental Agreement condition(s) and /or covenants detailed below are being breached as follows:

1. Condition(s) and/or covenant(s) breached: _____

2. Specific facts of breach(s) and/or violation(s): _____

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

YOU ARE FURTHER NOTIFIED that the Owner hereby elects to declare the forfeiture of your Rental Agreement under which you hold possession of the above-described premises. If you fail to perform or otherwise comply, Owner will institute legal proceedings to recover rent and possession of said premises which could result in a judgment against you and all other residents in possession including attorneys' fees and court costs as allowed by law, plus Owner may recover an additional punitive award of six hundred dollars (\$600) in accordance with California law for such unlawful detention.

As required by law, you are hereby notified that a negative credit report reflecting on your credit history may be submitted to a credit reporting agency if you fail to fulfill the terms of your credit obligations.

Date

Owner/ Agent for Owner