30 Day Notice to Vacate

Today's Date: _____
Date to Vacate Apartment (at least 30 days from now): _____
Apartment Address/Unit #: _____

We are giving our notice to vacate the premises. We understand we are entitled to a preliminary walk-through or initial inspection with the landlord two weeks prior to my move-out date. We understand that it is our responsibility to call the office at 822-4557 or 822-4688 to arrange a date and time if we wish to have this walk through done 2 weeks prior to our move-out date per California Civil Code Section 1950.5.

If we want to arrange a move-out inspection, we understand it is our responsibility to call for an inspection the day before our move-out date. At this point the premises will be cleaned and clear of any furniture and other personal items. We understand we cannot schedule the carpets to be professionally cleaned. Strombeck Properties will schedule the cleaning and will deduct the cost from our security deposit. A copy of the bill will be given to you along with your security deposit. We also understand we are not allowed to perform any wall patching and/or touch-up painting on the premises. At the time of the final walk through, **all keys will be forfeited and a forwarding address given to the landlord**. We also understand that our security deposit along with an itemized sheet listing any charges will be mailed to us within 21 days beginning the day **all** keys were turned in and the move-out inspection was completed. **If no forwarding address is given, your security deposit will be mailed to your old address. If the deposit refund is not delivered because no forwarding address is given or due to an incorrect address, a $25 reissuing fee will be charged to stop payment and issue a new check.**

If we fail to schedule a move-out inspection on our move-out date and we place our keys in any Strombeck Properties drop box instead of giving them directly to the property manager, we will be held responsible for rent up until the date the keys are collected (Strombeck Properties Staff check drop boxes Monday, Wednesday and Friday mornings). We will also be responsible for any damages to the unit including painting and cleaning beyond normal wear and tear.

We will be responsible to pay rent up until the date we have chosen to vacate the apartment. Furthermore, we understand each day our keys are not in possession of Strombeck Properties that exceeds our move-out date, we will be charged the applicable rent. We understand this notice is legally binding and if we fail to vacate the premises by our move-out date, Strombeck Properties can and will institute legal proceedings for unlawful detainer against us to recover possession of said premises.

Tenant Names:

Print Name	Signature	Date
Current Phone Number	Forwarding Address (if known)	

Print Name	Signature	Date
Current Phone Number	Forwarding Address (if known)	

Print Name	Signature	Date
Current Phone Number	Forwarding Address (if known)	

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