

## 30 Day Notice to Vacate

Today's Date: \_\_\_\_\_

Date to Vacate Apartment (at least 30 days from today's date): \_\_\_\_\_

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

Address of apartment to be vacated: \_\_\_\_\_

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

I also understand that it is an option to call Strombeck Properties the day before the unit will be vacated to arrange a move-out inspection. I understand at this point my unit will be vacated of any furniture and other personal items and cleaning will be finished. I understand I cannot schedule the carpets to be professionally cleaned or attempt to clean them myself. Strombeck Properties will arrange the carpet cleaning and will deduct the cost from my security deposit. A copy of this bill will be provided with my deposit refund. I also understand that I am not allowed to perform any wall patching and/or touch-up painting in my unit. I also understand that my security deposit along with an itemized list of any charges will be **mailed to me within 21 days** starting from the day **all** keys are turned in to the office or the on-site drop-box with a forwarding address. **If no forwarding address is given, it will be mailed to my old address. If the deposit refund is lost in the mail, or is not delivered due to an incorrect or no forwarding address given, a \$25 reissuing fee will be charged to stop-payment and issue a new check.**

I understand that I will be responsible for rent until the date my keys are received in addition to any damages to the unit including painting and cleaning beyond normal wear-and-tear, etc. I further understand this notice is legally binding and that if I fail to vacate the unit on my move-out date, Strombeck Properties can and will institute legal proceedings against me for unlawful detainer to recover possession of said premises.

\_\_\_\_\_  
Tenant Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Current Contact Phone Number