

## **How To Stop The Automatic Eviction Procedure**

**Very Important:** If rent is not received when due the Automatic Eviction Procedure begins.

**You may stop this process at any time by paying all owed rent, any additional rent and all costs of the Automatic Eviction Process.**

The process is as follows:

- 1.) You will be notified that your rent has not been received within the first 5 days of the rent due date. You will now owe the full rent and any additional rent for failure to pay on time.
- 2.) If full rent and any additional rent is not received in full within 24-48 hours of the notice or arrangements are not made with the Management (Owner) within that time, you will receive the legal paperwork (Notice to Quit, Unlawful Detainer, Eviction Summons, Etc). This legal paperwork schedules a court hearing to force you to move out. There are now additional legal fees (as much as \$500.00) along with rent that must be paid to stop this process.
- 3.) If rent and legal fees still are not paid, the courts will order you to move and this will be enforced by the sheriff's department.

You must pay all rent, additional rent and legal fees before the court date or you will be forced to move.

### **YOU MAY QUALIFY TO GET RENT HELP**

**Contact your local emergency assistance programs in your area. Many areas have government emergency assistance programs available when people have hardships. Contact the government's local housing agency and ask for help.**

### **Partial Rent Payments**

If you can pay part of the rent, but not all of it, contact Management (Owner) before the rent is due and complete the Partial Rent Payment Agreement.