

## 30-DAY NOTICE OF CHANGE IN RENTAL TERMS

**NOTE:** This form is used by a property manager or landlord when a residential or commercial property manager or landlord is increasing rent, shifting property operating expenses onto the tenant or adding or altering provisions in a rental or lease agreement, excluding residential rent increases exceeding 10%, to notify the tenant prior to 30 days before a change in rental or lease agreement terms.

**DATE SERVED:** \_\_\_\_\_, 20\_\_\_\_, at \_\_\_\_\_, California.

**To Tenant:** \_\_\_\_\_

*Items left blank or unchecked are not applicable.*

**FACTS:**

1. You are a Tenant under a rental agreement or expired lease agreement
  - 1.1 dated \_\_\_\_\_, at \_\_\_\_\_, California,
  - 1.2 entered into by \_\_\_\_\_, as the Tenant,
  - 1.3 and \_\_\_\_\_, as the Landlord,
  - 1.4 regarding real estate referred to as \_\_\_\_\_

**NOTICE:**

Thirty (30) days after service of this notice on you, the terms of your tenancy on the real estate are hereby changed as indicated below:

2. Rent is \$\_\_\_\_\_ payable  monthly, or  \_\_\_\_\_, in advance, and due on the \_\_\_\_\_ day of the month.

2.1 Rent is paid by  personal check, or  \_\_\_\_\_.

2.2 Rent is tendered by  mail, or  personal delivery, to \_\_\_\_\_ (Name)  
\_\_\_\_\_ (Address)  
\_\_\_\_\_ (Phone, Fax, Email)

a. Personal delivery of rent is accepted during the hours of \_\_\_\_\_ to \_\_\_\_\_ on the following days:  
\_\_\_\_\_

2.3 Rent is paid by deposit into account number \_\_\_\_\_, at \_\_\_\_\_ (Financial Institution)  
\_\_\_\_\_ (Address)

3. The common area maintenance charge will be \$\_\_\_\_\_ per month, payable with each payment of rent.

4. Utilities now paid by Landlord to be paid by Tenant as checked:  
 Gas  Electricity  Sewage and Rubbish  Water  Cable TV

5.  Tenant to maintain and properly care for the lawns, gardens, trees, shrubs and watering system.

6. An additional security deposit of \$\_\_\_\_\_ is payable with the next rent payment.

7. \_\_\_\_\_  
\_\_\_\_\_

8. **This notice affects no other terms of your tenancy.**

Date: \_\_\_\_\_, 20\_\_\_\_  
Landlord/Agent: \_\_\_\_\_ DRE#: \_\_\_\_\_

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

Phone: \_\_\_\_\_ Cell: \_\_\_\_\_  
Fax: \_\_\_\_\_  
Email: \_\_\_\_\_