

## **THREE-DAY NOTICE TO QUIT DUE TO FORECLOSURE**

To Holdover Owner or Nonresidential Tenant

**NOTE:** This form is used by an owner-by-foreclosure, a successor owner or their agent when they have acquired ownership of property at or following a foreclosure sale and seek eviction of a prior owner from any type of property or a subordinated commercial tenant who occupied the property at the time of the foreclosure sale, to notify the holdover owner or commercial tenant they are to deliver possession within three days.

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

**TO FORMER NONRESIDENTIAL TENANT OR HOLDOVER OWNER:** \_\_\_\_\_

*Items left blank or unchecked are not applicable.*

**FACTS:**

1.  You were the Holdover Owner.
2.  You were a Nonresidential Tenant under a rental or lease agreement
  - 2.1 dated \_\_\_\_\_, 20 \_\_\_\_\_, at \_\_\_\_\_, California,
  - 2.2 entered into by \_\_\_\_\_, as the Tenant,
  - 2.3 and \_\_\_\_\_, as the Landlord,
  - 2.4 recorded \_\_\_\_\_, as Instrument No. \_\_\_\_\_,
  - 2.5 in \_\_\_\_\_ County Records, California, regarding real estate referred to as \_\_\_\_\_.

**NOTICE:**

3. On \_\_\_\_\_, 20\_\_\_\_\_, the property you occupy was sold at a foreclosure sale which extinguished your interest in the property.
4. Within three (3) days after service of this notice, you are required to vacate and deliver possession of the premises to the new owner-by-foreclosure or \_\_\_\_\_.
5. If you fail to vacate and deliver possession of the premises within three (3) days, legal proceedings may be initiated to regain possession of the premises, and to recover money damages for wrongful possession, costs and attorney fees.

Date: \_\_\_\_\_, 20 \_\_\_\_\_  
Owner-by-foreclosure: \_\_\_\_\_  
  
Signature: \_\_\_\_\_  
Address: \_\_\_\_\_  
\_\_\_\_\_  
Phone: \_\_\_\_\_ Cell: \_\_\_\_\_  
Fax: \_\_\_\_\_  
Email: \_\_\_\_\_