

Tenant(s): _____ et al (and all others)
Tenant(s): _____
Address: _____ Unit: _____
City: _____ OREGON Zip: _____

DATE OF SERVICE: _____
[] TIME SERVED BY FIRST CLASS MAIL: _____
(If left blank, Notice was mailed prior to 11:59 p.m. on Date of Service).
[] This Notice has been served by another method allowed by ORS 90.155 (Describe other method of legal service): _____
TIME SERVED BY ANOTHER METHOD ALLOWED BY ORS 90.155: _____
(If left blank Notice was served by another method of legal service prior to 11:59 p.m. on Date of Service).

Your tenancy will terminate on _____
(Not less than 30 days, 34 days if served by mail ONLY from Date of Service)

This Notice is being given because of a violation of (1) the Rental Agreement, (2) Tenant(s) duties specified in ORS 90.325, or (3) the obligation to pay Rent, as follows:

If this violation can be cured, you must cure it by this date: _____ *

If this Notice is being served for a tenant's failure to pay rent or other money owing (except for damage to the premises) landlords must include a state notification on where the tenant may access rent assistance. The Notice may be downloaded for free at: https://www.oregonrentalhousing.com/

*If the violation is ongoing, the Remedy Date must be at least 14 days, 18 days if the Notice is served by mail ONLY from the Date of Service. If the violation was conduct that was a separate and distinct act that is not ongoing or sufficiently repetitive over time that it could be considered ongoing, the date can be as early as the Date of Delivery of the Notice or four (4) days from the Date of Service if served by First Class Mail ONLY.

Remedies for this/these violation(s) include: _____



If Tenant(s) satisfactorily cure(s) the violation, the Agreement will not terminate. If Tenant(s) do/does not satisfactorily cure the violation, the Rental Agreement will terminate on the date set forth above and Tenant(s) must vacate the Rental Unit by that date.

If you are on a Fixed-Term Lease, be advised your Landlord has the option to terminate your tenancy at the end of your Lease if you have received three or more Notices for Noncompliance (including Nonpayment of Rent) within a 12-month period preceding the end of the Fixed-Term. Owner/Agent may terminate the tenancy by issuing a 90-Day Notice prior to the Lease End Date, or 90 days prior to the date designated in the Notice, whichever is later. Correcting the third or subsequent violation is not a defense to the termination. This is your ___ violation in the last 12 months.

NOTICE RE: EVICTION FOR NONPAYMENT OF RENT

THIS IS AN IMPORTANT NOTICE OF WHERE TO GET HELP IF YOU ARE FACING POTENTIAL EVICTION FOR NONPAYMENT

(Spanish) Este formulario está disponible en español en:
(Russian) Бланк этого документа можно получить на русском языке в:
(Vietnamese) Đơn này có bằng tiếng Việt tại:
(Traditional Chinese) 本表格的繁体中文版在:
(Korean) 한국어로 번역된 양식은 다음 웹 사이트에서 찾을 수 있습니다:
<https://www.courts.oregon.gov/forms/Pages/landlord-tenant.aspx>

You must comply with deadlines identified in a notice of nonpayment or you risk losing your housing

Rental assistance and support services may be available. Dial 2-1-1 or go to www.211info.org. Find a local service provider at <https://www.oregon.gov/ohcs/housing-assistance/pdfs/emergency-rental-assistance.aspx>

Low-income tenants may be able to receive free or low-cost legal advice by contacting a legal aid organization. Go to <https://oregonlawhelp.org> to find an office near you. The Oregon State Bar provides information about legal assistance programs at www.osbar.org/public

Owner/Agent Signature: _____ **Date:** _____

Owner/Agent: _____

Address: _____

City: _____ State: _____ Zip: _____

Telephone: _____ Email: _____

If remedied and substantially the same act or omission which caused this Notice to be given recurs within six (6) months, Owner/Agent may terminate the Rental Agreement with 10 Days' Written Notice specifying the violation and the Date of Termination of the Rental Agreement as provided by ORS 90.

If Notice is served by mail ONLY, the Ending Date must include an additional four (4) days to allow for the delivery of Notice, including Date of Mailing.

This Notice, if mailed, shall be mailed First Class Mail ONLY (not certified, registered, etc.).

Owner/Agent does not waive the right to terminate by simultaneously or subsequently served Notices.

If you are a veteran of the armed forces, assistance may be available from a county veterans' service officer or community action agency. Call the 2-1-1 information service to learn about resources in your area.

