

**13-DAY NOTICE TO PAY OR VACATE  
FOR NONPAYMENT OF RENT**

**VT1a**

Tenant(s): \_\_\_\_\_  
Tenant(s): \_\_\_\_\_ et al (and all others)  
Address: \_\_\_\_\_ Unit: \_\_\_\_\_  
City: \_\_\_\_\_, OREGON Zip: \_\_\_\_\_

**This is to inform you that your Rent is now at least four (4) days Past Due.  
This is your 13-Day Written Notice to Pay Your Past Due Rent or your Rental Agreement  
will be terminated as provided by Oregon Landlord/Tenant Law.  
To Satisfy This Notice, You Must Pay At Least Your Past Due Rent Amount of: \$ \_\_\_\_\_**

☐ This Notice has been served by First Class Mail and the Effective Date is extended by four days,  
including Date Mailed.

Date: \_\_\_\_\_ Time: \_\_\_\_\_ (If left blank, Notice was mailed prior to 11:59 p.m. on Date of Service).

Your Past Due Rent Amount must be paid by 11:59 p.m. on \_\_\_\_\_ (date) or your tenancy will be  
terminated automatically without further notice.

☐ This Notice has been served by another method allowed by ORS 90.155: (Describe other method of legal service).

Date: \_\_\_\_\_ Time Served By Another Method: \_\_\_\_\_

(If left blank, Notice was served by another method allowed by ORS 90.155, prior to 11:59 p.m. on Date of Service).

Your Past Due Rent Amount must be paid by 11:59 pm on \_\_\_\_\_ (date) or your tenancy will  
be terminated automatically without further notice.

***Housing Choice/Section 8 Voucher Recipients: Notice is served by one of the methods above  
AND a copy mailed, emailed or faxed to the Public Housing Authority the same day.***

***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.***

Owner/Agent Signature: \_\_\_\_\_ Date: \_\_\_\_\_

**MAKE PAYMENTS TO:**

Owner/Agent: \_\_\_\_\_  
Address: \_\_\_\_\_  
City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_  
Telephone: \_\_\_\_\_ Email: \_\_\_\_\_

**For Informational Purposes Only:**

Late Fee per Written Rental Agreement: \$ \_\_\_\_\_

Actual Damages (costs) incurred by Owner/Agent for preparation and service of this Notice: \$ \_\_\_\_\_

Other amounts owed: \$ \_\_\_\_\_

**Total Amount Due (not including Rent Amount above):** \$ \_\_\_\_\_

There may be additional charges due under your Rental Agreement for which you remain responsible.

To avoid Termination of your Tenancy for Nonpayment of Rent, you need only pay the Past Due Rent Amount listed above.

*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.*



## **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](http://www.211info.org). Find a local service provider at <https://www.oregon.gov/ohca/housing-assistance/pages/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](http://www.osbar.org/public)