

-VS-

Plaintiff (Name and Address)

Defendant (Name and Address)

The plaintiff alleges

1. That he/she is the owner of the premises located at: _____
which the defendant(s) rented.

FIRST CAUSE OF ACTION

- 2. That defendant(s) is/are:
Delinquent in payment of rent in the amount of \$ _____
Failed to comply with the terms of the lease.
Other _____
- 3. That on _____ plaintiff served the defendant(s) with a _____ day notice to vacate the premises.
Said notice was served personally/by posting and mailing (strike one).
- 4. The defendant(s) is/are in possession of the premises without permission of the plaintiff.

SECOND CAUSE OF ACTION

- 1. Plaintiff realleges the allegations of the first cause of action as if fully set forth here.
- 2. That there is still due and owing to the plaintiff, from the defendant(s) delinquent rent in the sum \$ _____
- 3. That there is further due from the defendant(s), damages in the sum of \$ _____
- 4. That there is now due and owing to the plaintiff from the defendant(s) the total sum of \$ _____

Wherefore, the plaintiff asks:

- 1. That on the first cause of action, the defendant(s) be removed from above premises and that the plaintiff be restored to the possession thereof;
- 2. That on the second cause of action, the plaintiff asks judgment against the defendant(s) in the amount of \$ _____ together with interest from the date of commencement of this action plus costs and disbursements of this action **and for such other relief as is just and equitable.**

Dated this _____ day of _____, 20_____

Plaintiff/Plaintiff's Attorney

Address

State Bar No.

Telephone No.