

**NORTH DAKOTA THREE (3) DAY NOTICE TO COMPLY OR VACATE  
NOTICE OF INTENTION TO EVICT**

TO: \_\_\_\_\_ (tenant)

AND ANY AND ALL OTHERS IN POSSESSION OF THE PREMISES LOCATED AT:

City: \_\_\_\_\_, North Dakota, \_\_\_\_\_ (Zip Code).

PLEASE TAKE NOTICE that you or others in possession of the premises have violated the rental agreement in the following manner:

- Unreasonable peace disturbances
- Failure to use fixtures, plumbing or electrical in a reasonable manner
- Violating health or safety standards
- Unauthorized occupants residing at the premises
- Other material violation of the lease, specifically: \_\_\_\_\_.

**PLEASE TAKE NOTICE** that you are in default of the terms of the residential lease and that within THREE (3) days of service of this notice, you must:

- Remedy - You must do the following to correct the lease violations: \_\_\_\_\_

No Remedy - You must move out and deliver possession of the premises to the undersigned Landlord by: \_\_\_\_\_.

If you fail to comply or move out and deliver possession of the premises during the THREE (3) day period, legal action will be started to evict you from the premises and to recover all unpaid rents, costs, damages to the premises, if any, and any other remedies available under North Dakota law.

**THIS IS INTENDED AS A THREE (3) DAY NOTICE OF INTENTION TO EVICT. THIS NOTICE IS IN ACCORDANCE WITH NORTH DAKOTA CENTURY CODE 47-32-01.**

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

\_\_\_\_\_  
(Signature of Landlord)

\_\_\_\_\_  
(Landlord's Printed Name)

\_\_\_\_\_  
(Landlord's Address, City, State, Zip Code & Telephone Number)

**DECLARATION OF SERVICE OF  
NOTICE TO COMPLY OR VACATE**

I, \_\_\_\_\_, declare:

1. I am now, and at all times mentioned herein, a citizen of the United States, resident of the State of \_\_\_\_\_, over the age of eighteen years. I make this declaration based on my own personal knowledge. I am competent to testify to the matters herein.

2. On \_\_\_\_\_, 20\_\_\_\_, at approximately \_\_\_\_\_ am/pm, I served a Notice to Comply or Vacate the Premises located at:

\_\_\_\_\_, in \_\_\_\_\_ County,  
\_\_\_\_\_, North Dakota, by:

- a) personally handing a true and correct copy to \_\_\_\_\_, tenant under the Lease, (hereinafter the "Tenant"); **OR**
- b) personally handing a true and correct copy to \_\_\_\_\_, a person of suitable age and discretion who was then resident therein, accepting same on behalf of Tenant, and mailing a copy addressed to the Tenant; **OR**
- c) posting a copy of the Notice to Comply or Vacate in a conspicuous place at the premises, there being no one of suitable age and discretion located on the premises, and mailing a copy of the notice addressed to the Tenant.

I declare under penalty of perjury of the laws of the State of North Dakota that the foregoing is true and correct.

DATED this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, at \_\_\_\_\_, city, \_\_\_\_\_,  
North Dakota

\_\_\_\_\_, Declarant

\_\_\_\_\_  
(PRINT NAME)