

WASHINGTON D.C. THIRTY (30) DAY NOTICE OF TERMINATION

TO TENANT(S): _____
AND ANY AND ALL OTHER OCCUPANTS IN POSSESSION OF THE PREMISES LOCATED
AT: _____
City: _____, State: Washington D.C., Zip Code: _____

Violation: You or other occupants breached the rental agreement in the following manner:

Committing illegal activity on the premises.

Describe unlawful activity: _____

Total Balance Due: \$ _____. Any payments accepted on or after the date of this notice shall not waive this notice or any subsequent eviction, nor shall it create or reinstate tenancy.

Please take notice that you and all other occupants must move out and deliver possession of the premises to the undersigned Landlord within thirty (30) calendar days:
_____.

If you and all other occupants fail to move out and deliver possession of the premises by the termination date specified above, legal action may be taken to evict you from the premises and to recover all unpaid rent, costs for damages to the premises, if any, and any other remedies available under Washington D.C. law.

THIS NOTICE IS IN ACCORDANCE WITH DC Code § 42-3505.01.

Dated this _____ day of _____, 20____

(Signature of Landlord)

(Landlord's Printed Name)

(Landlord's Address, City, State, Zip Code)

(Landlord's Telephone Number)

WASHINGTON D.C. AVISO DE TERMINACIÓN DE TREINTA (30) DÍAS

AL INQUILINO(S): _____
Y CUALQUIERA Y TODOS LOS DEMÁS OCUPANTES EN POSESIÓN DEL LOCAL UBICADO
EN: _____

Ciudad: _____, Estado: Washington D.C., Código

Postal: _____

Violación: Usted incumplió el contrato de alquiler de la siguiente manera:

Actividad ilegal

Describe la actividad ilegal: _____

Saldo total adeudado: \$ _____. Cualquier pago aceptado a partir de la fecha de este
aviso no anulará este aviso ni ningún desalojo posterior, ni creará ni restablecerá el
arrendamiento.

Tenga en cuenta que usted y todos los demás ocupantes deben mudarse y entregar la
posesión de la propiedad al Propietario abajo firmante dentro de los treinta (30) días calendario:
_____.

Si usted y todos los demás ocupantes no se mudan y entregan la posesión de la propiedad
antes de la fecha de finalización especificada anteriormente, se pueden emprender acciones
legales para desalojarlo de la propiedad y recuperar todo el alquiler no pagado, los costos por
daños a la propiedad, si corresponde, y cualquier otro recurso disponible bajo la ley de
Washington D.C.

ESTE AVISO ESTÁ DE ACUERDO CON EL Código DC § 42-3505.01.

Con fecha de este ____ día de _____ de 20 ____

(Firma del arrendador) (Nombre impreso del arrendador)

(Dirección del arrendador, ciudad, estado, código postal)

(Número de teléfono del arrendador)

AFFIDAVIT OF SERVICE

My name is _____, and I am authorized to serve the attached 30-Day Notice of Termination for Illegal Activity.

I further declare that:

My age is _____ and my date of birth is _____.

My business address is _____.

At the following time _____ AM/PM and on the following date _____, 20____, I served the attached 30-Day Notice of Termination for Illegal Activity in both English and Spanish:

By personal service upon _____.

By substitute service upon _____.

By posting service. My first attempt was at the following time _____ AM/PM and on the following date _____.

A copy also was sent by first-class mail, postage prepaid, to the premises on the following date _____.

Explanations and Descriptions: _____

I declare under penalty of perjury that the foregoing is true and correct.

Printed Name

Signature

Executed this _____ day of _____, 20____.