

**FORM 1– NOTICE FROM LANDLORD TO TENANT – TERMINATION FOR
FAILURE TO PAY RENT**

This notice may be delivered by mail or by delivering a copy to the dwelling unit, or, if the Tenant is absent from the dwelling unit, by leaving a copy thereof at the dwelling unit.

If the Tenant fails to pay rent when due and the default continues for three (3) days (excluding Saturday, Sunday, and legal holidays) after delivery of written demand by the Landlord for payment of the rent or possession of the premises, the Landlord may terminate the rental agreement. This written demand is a prerequisite to an action to evict the Tenant or recover past due rent. Your written rental agreement may have allowed for a longer period than three days and should be reviewed.

Source: Section 83.56(3) and (4), Florida Statutes (2007).

**FORM NOTES ARE FOR INFORMATIONAL PURPOSES ONLY AND MAY NOT
COMPLETELY DESCRIBE REQUIREMENTS OF FLORIDA LAW. YOU SHOULD
CONSULT AN ATTORNEY AS NEEDED.**

THREE DAY NOTICE

To: _____
Tenant's Name

Address

City, State, Zip Code

From: _____

Date: _____

YOU ARE HEREBY NOTIFIED that you are indebted to me in the sum of \$_____
(insert amount owed by Tenant) for the rent and use of the premises located at _____
_____, Florida **(insert address of premises, including**
county) now occupied by you and that I demand payment of the rent or possession of the premises within
three days (excluding Saturday, Sunday and legal holidays) from the date of delivery of this notice, to wit:
on or before the _____ day of _____, 20___. **(insert the date which is three days from**
the delivery of this notice, excluding the date of delivery, Saturday, Sunday, and legal holidays).

Signature

Name of Landlord/ Property Manager [**circle one**]

Address [**street address where Tenant can deliver rent**]

City, State, Zip Code

Phone Number

PROOF OF SERVICE

I, the undersigned, being at least 18 years of age, declare under penalty of perjury that I served the Three Day Notice of which this is a true copy, on the above mentioned Tenant(s) in Possession in the manner indicated below:

_____ On _____, 20__, I handed the notice to the Tenant.
_____ I handed the Notice to a person of suitable age and discretion at the Tenant's residence/business on _____, 20___.
_____ I posted the Notice in a conspicuous place to the Tenant at his place of residence on _____, 20___.
_____ I sent by mail a true copy of the Notice to the Tenant at his place of residence on _____, 20___.
Executed on _____, 20__.

Signature of Landlord/Property Manager