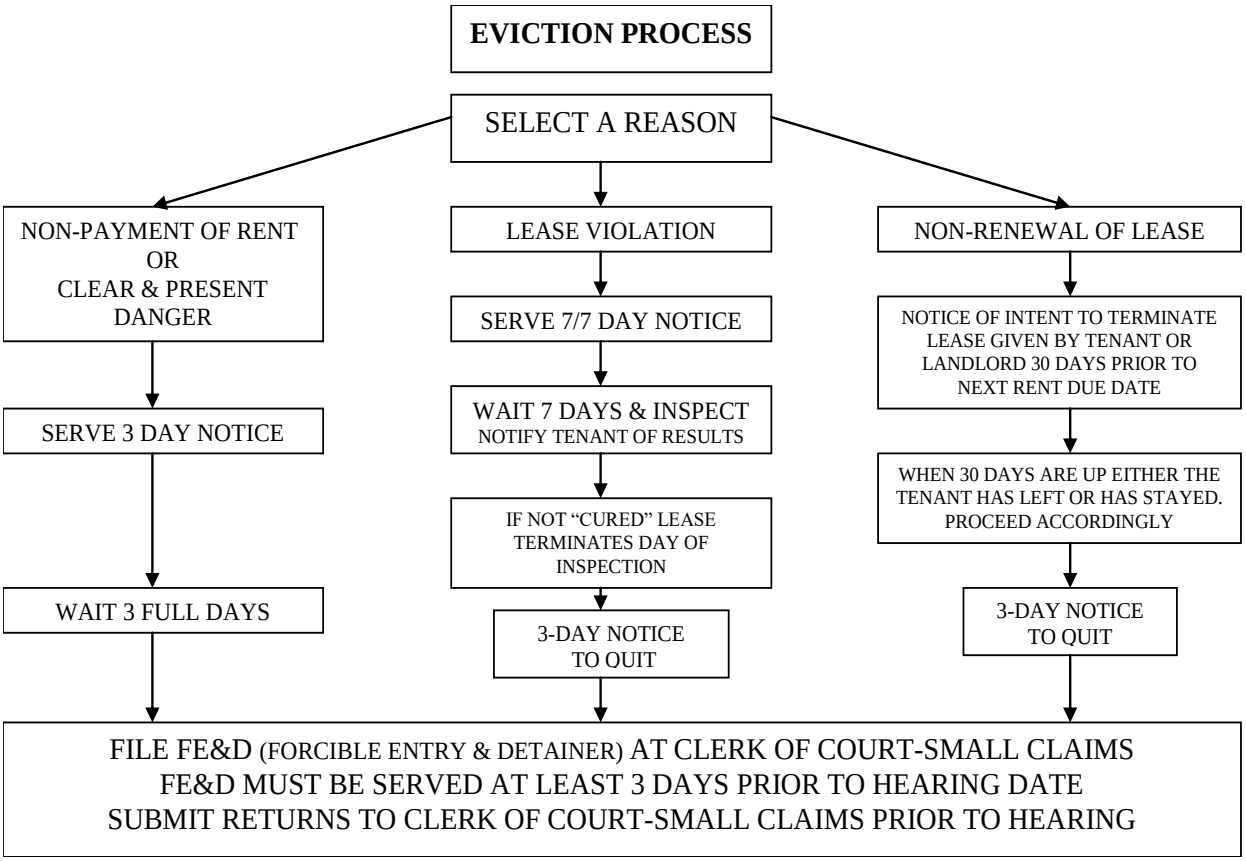
EVICTION PROCESS
SELECT A REASON
NON-PAYMENT OF RENT OR CLEAR & PRESENT DANGER
LEASE VIOLATION
NON-RENEWAL OF LEASE
SERVE 3 DAY NOTICE
SERVE 7/7 DAY NOTICE
NOTICE OF INTENT TO TERMINATE LEASE GIVEN BY TENANT OR LANDLORD 30 DAYS PRIOR TO NEXT RENT DUE DATE
WAIT 7 DAYS & INSPECT
NOTIFY TENANT OF RESULTS
WHEN 30 DAYS ARE UP EITHER THE TENANT HAS LEFT OR HAS STAYED. PROCEED ACCORDINGLY
IF NOT "CURED" LEASE TERMINATES DAY OF INSPECTION
WAIT 3 FULL DAYS
3-DAY NOTICE TO QUIT
3-DAY NOTICE TO QUIT
FILE FE&D (FORCIBLE ENTRY & DETAINER) AT CLERK OF COURT-SMALL CLAIMS
FE&D MUST BE SERVED AT LEAST 3 DAYS PRIOR TO HEARING DATE
SUBMIT RETURNS TO CLERK OF COURT-SMALL CLAIMS PRIOR TO HEARING