

24 HOUR NOTICE TO ENTER UNIT

Pursuant to California Civil Code Section 1954, Owner/ Agent hereby gives notice

To:

And Does 1 through 5, Inclusive.

Address of Premises:

Owner, Owner's Agent, or Owner's employee(s) will enter said premises on or about _____ during normal business hours for the reason set forth in the checked item below:

- To make necessary or agreed repairs
- To do necessary or agreed decorating
- To make necessary or agreed alterations or improvements
- To supply necessary or agreed services
- To exhibit the rental unit to prospective or actual purchasers*
- To exhibit the rental unit to prospective mortgagees
- To exhibit the rental unit to prospective tenants
- To exhibit the rental unit to workmen or contractors
- Pursuant to Court Order
- To inspect waterbed or liquid-filled furniture
- To test the smoke detector
- To verify Resident has abandoned premises
- To inspect the unit prior to the termination of the tenancy if requested by Resident

* If the purpose of the entry is to exhibit the dwelling unit to prospective or actual purchasers, the notice can be given orally, in person, or by telephone if the owner or his or her agent has notified the resident in writing within 120 days of the oral notice that the property is for sale and that the owner or agent may contact the Resident orally for the purpose described above. Twenty-four hours is presumed reasonable notice in the absence of evidence to the contrary. At the time of entry, the owner or agent is required to leave written evidence of the entry inside the unit.

Date:

Telephone:

Agent/Owner

DECLARATION OF SERVICE

I, the undersigned, declare that at the time of service of the papers herein referred to, I was at least eighteen (18) years of age, and that I served the following notice:

NOTICE TO ENTER UNIT

on the following tenant(s):

on

(Date Served)

By Delivering a copy of the notice to each of the above named tenant(s) PERSONALLY.

OR

By Leaving a copy for each of the above named tenant(s) with a person of suitable age and discretion at the residence of the tenant(s), said tenant(s) being absent thereof.

OR

By Posting a copy for each of the above named tenant(s) on the premises, or by leaving a copy on near or under the usual entry door in such a way that it is likely to be found.

OR

By Mailing a copy of the notice to each of the above named tenant(s) (must be mailed 6 days prior to requested entry).

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct and if called as a witness to testify thereto, I could do so competently.

Executed on _____ at _____, California.

Signature of Declarant