

NOTICE OF VIOLATION

TENANT(S): _____ DATE: _____
 ADDRESS: _____ UNIT: _____
 CITY: _____ STATE: _____ ZIP: _____

NOTICE OF DISTURBANCE/NON-COMPLIANCE

You have or someone on in your control has engaged in conduct that is a violation of your rental agreement or ORS 90.325 as follows (check all that apply):

___ Improper use of the dwelling unit: _____

___ You have engaged in activity that has disturbed your neighbors: _____

___ You have damaged the dwelling unit or premises: _____

___ You have inoperable vehicle(s) on the premises described: _____

___ You have performed repairs on a vehicle on the following occasion(s): _____

___ You have disposed of rubbish or garbage improperly: _____

___ You are keeping a pet in violation of your rental agreement: _____

___ Improper use of a motor vehicle: _____

____ Failure to pay the following charges when due and itemized as follows:

\$ _____ Past due late fees

\$ _____ Past due noncompliance fees

\$ _____ Past due charges for damage to the premises determined to be caused by the tenant and/or the tenant's household (describe): _____

\$ _____ Past due deposits

\$ _____ Other past due sums (describe): _____

____ Other conduct: _____

You are hereby advised that this is a formal warning notice that involves your conduct. You are required to discontinue the above conduct or correct the above violation. A reoccurrence of the violation(s) described above may result in termination of your tenancy as provided by ORS 90.392, ORS 90.398 or ORS 90.405.

Warning Notice: The conduct or failure described above is a violation of your rental agreement. Your landlord may choose to terminate your tenancy at the end of the fixed term if there are three or more violations of your Rental Agreement within in a 12-month period preceding the end of the fixed term. Correcting the third or subsequent violation is not a defense to this type of termination.

LANDLORD/AGENT: _____
LANDLORD'S ADDRESS: _____
LANDLORD'S TELEPHONE: _____
COPIED TO: _____