

Subject: Re: December Rent Refund and January Rent Update

Date: Monday, January 27, 2025 at 10:07:22 AM Pacific Standard Time

From: Abdul <abdul.ba@aol.com>

To: Happy Hiker <shinestage@gmail.com>, Chungjen Ho <chungjenho@gmail.com>, Sarah Ho <happyearth2012@gmail.com>

I haven't received relocation assistance and so didn't confirm as it involves extra payment due to early move. We continue to focus on our move as per schedule I had provided.

Please note our move involve lot of inconvenience to haul our stuff to a temporary location and short term living before settling down. We took these steps assuming relocation assistance offered to resolve our disagreements peacefully in spite we continue to see the notice as illegal and continued harassment. I also need to focus on my family member medical needs and so do not want a continued to un-fruitful argument.

This is the best I can do from my end.

We took the steps considering health impact in mind due to prolonged exposure to insects, mold/fungi due to poor weather sealing in the structure and ongoing rodent activity and assuming you will address all issues as part of your remodel. However, I do not see you are willing to provide relocation with some flexibility and resolving the issues to make it habitable for the next tenant is questionable.

I need to hear a couple of things from you:

1. Please acknowledge that you will address the all the reported issues with required further inspections and fixes to make it habitable to the future tenant with a clearance report send to us over email.
2. Your mailing address with DL copy to send the notices if necessary.

This is required as you have denied the relocation assistance and we have our deposit with you.

If answer to any of the above are not satisfactory, we will act upon legal advice.

Thank you,
Abdul

On Sunday, January 26, 2025 at 09:38:28 PM PST, Happy Hiker <shinestage@gmail.com> wrote:

Dear Abdul,

Could you please confirm if you have already moved out today? Is the unit empty and ready for the walkthrough tomorrow? If it is vacant, we can meet tomorrow to return the keys and finalize the payment.

Please let me know how you would like to proceed.

Best regards,
Sarah

On Sun, Jan 26, 2025 at 8:43 AM AbdulK <abdul.ba@aol.com> wrote:

The new location is open to move a little ahead. I can confirm with them, if you can settle the payment by EoD.

On January 26, 2025 4:33:09 AM UTC, Happy Hiker <shinestage@gmail.com> wrote:

Dear Abdul,

Thank you for your email. As stated in the Notice of Termination of Tenancy Due to Substantial Remodel served on November 26, 2024, your move-out date is January 26, 2025. Please note that this deadline is in accordance with the 60-day notice and must be adhered to as part of the relocation process.

Thank you for your cooperation.

Best regards,

Sarah

On Fri, Jan 24, 2025 at 6:55 PM Abdul <abdul.ba@aol.com> wrote:

Hi Ryan / Sarah,

I haven't got any response yet to my email. I had provided my Zelle number (is my phone number and the same is where I have been sending you the rent) in the past and continue to be the same.

We are making arrangements to move out on Jan 31st 2025, EoD either temporarily OR to a new long term place based on our ability to secure the lease. You can let us know with update on your substantial renovation progress to re-occupy, if the terms work for both of us. I assume you will address the issues for safe re-occupancy.

I invite you inspect the home on-or before 29th Jan for any findings to be addressed with a 48 hrs heads-up to be available. The final walkthrough will be on the evening of Jan 31st.

Thank you,
Abdul

On Tuesday, January 21, 2025 at 06:52:25 PM PST, Abdul <abdul.ba@aol.com> wrote: