

# VICTORIAN VILLAGE APARTMENTS

Jim and Jolinda Edwards, d/b/a Victorian Village Apartments  
P.O. Box 471, Nelsonville, Ohio 45764 | 740-707-5851

## THREE-DAY NOTICE TO LEAVE PREMISES

(Nonpayment of Rent - Ohio Revised Code § 5321.17)

Date: \_\_\_\_\_

### TO:

Tenant Name(s): \_\_\_\_\_

Unit Address: \_\_\_\_\_, Nelsonville, Ohio 45764

Unit Number: \_\_\_\_\_

### NOTICE:

You are hereby notified that you are in default of your lease agreement due to nonpayment of rent. The following amounts are due and owing:

Rent Due for Month of: \_\_\_\_\_ Amount: \$ \_\_\_\_\_

Rent Due for Month of: \_\_\_\_\_ Amount: \$ \_\_\_\_\_

Late Fee(s): \$ \_\_\_\_\_

Other Charges (describe): \_\_\_\_\_ Amount: \$ \_\_\_\_\_

**TOTAL AMOUNT DUE: \$ \_\_\_\_\_**

You have the option to prevent termination of this rental agreement by paying the total rent due on or before the date that is THREE (3) DAYS after service of this notice. The 3-day period begins the day after service is completed.

If you fail to pay the total amount due within three (3) days, your tenancy will terminate and you must vacate and surrender possession of the premises. The Landlord will then commence a forcible entry and detainer action pursuant to Ohio Revised Code § 1923.04 to recover possession of the premises, all rent due, late fees, court costs, and attorney's fees as permitted by law.

### PAYMENT MAY BE MADE BY:

1. Innago online portal
2. Check mailed to P.O. Box 471, Nelsonville, Ohio 45764
3. Cash or check in rent drop box at 325 S. Harper St.

This notice is given pursuant to Ohio Revised Code § 5321.17. This notice does not waive any rights of the Landlord, including the right to collect all amounts due under the lease agreement.

\_\_\_\_\_  
Landlord/Agent Signature

\_\_\_\_\_  
Date

Print Name: \_\_\_\_\_

### PROOF OF SERVICE

I served this notice on the above-named tenant(s) on \_\_\_\_\_ (date)

by the following method: