

	When?	What?
	Now	Ensure You Know Your Rights When It Comes to Your Security Deposit. The Security Deposit Toolkit, which includes an eBook, sample forms, sample letters, and instructional videos, is available at MySecurityDeposit.com .
	Now	<p>Start Looking For A New Rental Unit. Friends and acquaintances are always a great starting point. Post on social media (e.g., Facebook, Twitter) (1) what type of rental unit you are looking for (including the number of bedrooms and bathrooms), (2) where you are looking to rent, (3) when you are looking to move, and (4) (if applicable) your rental budget. Here are some useful websites:</p> <div> <ol style="list-style-type: none"> 1. Craigslist (https://craigslist.org) 2. Oodle.com (https://apartments.oodle.com/for-rent/) 3. Zillow.com (https://www.zillow.com/homes/for-rent/) 4. Hotpads.com (https://hotpads.com/) 5. RentalHouses.com (https://www.rentals.com/) 6. Realtor.com (https://www.realtor.com/rentals) 7. Padmapper.com (https://www.padmapper.com/) 8. Trulia.com (https://www.trulia.com/rent/) 9. Lovely.com (https://livelovely.com/) 10. Rentals.com (https://www.rentals.com/) 11. Rentdigs.com (https://www.rentdigs.com/) 12. Rent.com (https://www.rent.com/manage) 13. Zumper (https://www.zumper.com/) 14. Apartments.com (https://www.apartments.com/) 15. Walk Score (https://www.walkscore.com/apartments/) 16. Sublet.com (https://www.sublet.com/) 17. Move (http://www.move.com/) 18. People with Pets (http://www.peoplewithpets.com/) </div>
	Now	Research Jobs, Daycare, Schools. If you or your significant other needs to find a new job, start looking on LinkedIn.com, Indeed.com, Ziprecruiter.com, Craigslist.org, etc. If you want to work somewhere in particular, contact friends, acquaintances, and colleagues. If you have children, immediately begin researching nannies, daycare, and/or schools.
	Now	<p>Create A Moving Budget. Your costs may include:</p> <ol style="list-style-type: none"> 1. Security Deposit Toolkit; 2. Rental application fees; 3. Security deposit for your new rental unit (likely due at the time you sign a new lease); 4. Moving truck or pod rental; 5. Moving boxes; 6. Fees associated with closing utility accounts at current rental unit/opening utility accounts at new rental unit; 7. Cleaning costs at current rental unit (e.g., steam cleaning rug) to avoid deductions from security deposit; 8. Repairs at current rental unit to avoid deductions from security deposit; 9. (If applicable) Lost wages due to time away from work. <p>[Free sample budget available for download at MySecurityDeposit.com.]</p>
	Now	Find Out When You Need To Give Your Current Landlord (“Prior LL”) Notice. If your lease is month-to-month, you’ll need to give your landlord at least one month’s notice. If it’s a fixed term, your lease should say how much notice to give (usually, 30–60 days before the lease term ends). [Tip: The more notice you can give, the more grateful your landlord will likely be to you for the extra time to find new tenants.]
	Now	Set Aside Or Save Funds For A Security Deposit And First Month’s Rent At New Rental Unit. Set aside or save twice the anticipated monthly rental budget for your new unit—half for the first month’s rent and half for the security deposit.
	Now	Narrow Search, Request Walkthroughs Of Prospective New Rental Units.
	Now	Complete Rental Application(s) And Provide Any Accompanying Documents.
	Now	Sign Lease For New Rental Unit. Security deposit for new unit will be due at this time.
	30–90 Days Before	Inform Prior LL In Writing You’ll Be Moving. Send written notice to Prior LL at the address and in the manner set forth in your lease. Request a walkthrough of your current rental unit, and provide a new mailing address to which Prior LL

		can mail your security deposit and/or an itemized list of deductions. The Security Deposit Toolkit provides instructions on actions you can take now to increase the odds of recovering your security deposit in full. [Sample notice letters available as part of Security Deposit Toolkit at MySecurityDeposit.com .]
	30–60 Days Before	Rent A Pod Or Moving Truck And Hire A Moving Company. Visit https://www.move.org/best-moving-container-companies/ for moving options.
	30–60 Days Before	Notify Your Utility Companies You’ll Be Moving. This includes gas and electric, garbage and recycling, water and sewage, Internet/cable/telephone service. Some companies may allow you to transfer your service to a new address.
	0–30 Days Before	Pack Your Belongings Or Hire Someone Else To Do So. The sooner you begin packing, the earlier you can do a walkthrough with Prior LL, which gives you more time to make any necessary repairs.
	0–30 Days Before	Obtain Renters Insurance For New Unit/Notify Your Current Renters Insurance Broker Of Change Of Address. For the best renter’s insurance companies of 2019, visit https://www.valuepenguin.com/best-renters-insurance-companies .
	7–14 Days Before	Perform A Walkthrough Of Your Current Rental Unit With Prior LL. Prior LL is required to perform a walkthrough if you request it and must provide a written list of items in need of repair. If you wait until most of your items have been packed, Prior LL will be able to view as much of the rental unit as possible. The Security Deposit Toolkit includes instructions on preemptive actions to take to increase the odds of recovering your full security deposit.
	0–14 Days Before	(If Applicable) Arrange For Carpets To Be Steam-Cleaned. You are required to return your current rental unit to the Prior LL in exact condition in which you found it. If the rugs were steam cleaned at the time you moved in, plan on having them steam cleaned before you move.
	0–14 Days Before	Perform Any Repairs Following The Walkthrough. Prior LL is required to perform a walkthrough if you request it and must provide you with a written list of items in need of repair. You can perform these repairs yourself or hire someone to do so. Again, the Security Deposit Toolkit includes instructions on preemptive actions to increase the odds of recovering your security deposit in full.
	0–14 Days Before	Set Up Mail Forwarding With USPS. For mail forwarding, visit https://www.usps.com/manage/forward.htm .
	0–7 Days Before	Perform A Walkthrough Of Your New Rental Unit With Your New Landlord (“New LL”) And Request A Written Copy Of The Inspection. This is important so that you and New LL agree to the condition of the rental unit when you moved in. A best practice is to take pictures and have someone else present with you. This will increase the odds of getting your security deposit back when you eventually move out. Follow up with New LL in writing (i.e., text or email) summarizing the condition as observed in the walkthrough and send copies of relevant photos. This creates a written record in case New LL fails to timely complete the repairs.
	ASAP After	Update Your Physical Address. Here is a non-exhaustive list of companies, entities, and general areas where you’ll need to update your address: <div><div><div>1. DMV (driver’s license),</div><div>2. Banks and credit card companies,</div><div>3. Delivery services (including fresh produce, newspaper, magazines, etc.),</div><div>4. Social media,</div><div>5. Online accounts (e.g., iTunes, PayPal, Walgreens, Safeway, Banana Republic, Gap),</div><div>6. Alumni associations,</div><div>7. Student loan providers,</div></div><div><div>8. Wireless telephone providers,</div><div>9. Insurance providers (home, health, dental, vision, auto, renters),</div><div>10. Investment/retirement,</div><div>11. Benefit providers, and</div><div>12. Professional associations.</div><div>13. Your employer</div><div>14. Friends & Family</div></div> [Tip: Create and save a list of URLs you visited to change your address to refer to this list the next time you move.]</div>
	ASAP After	Notify New LL Of Any Item Requiring Repairs. Put your requests in writing and request a date by which you’d like the repairs completed. [Free sample letter available for download at MySecurityDeposit.com .]
	21 Days After	Follow Up With Prior LL If Security Deposit To Prior Unit Or Itemized List Of Deductions Not Yet Received. Your landlord has twenty-one days from the date you moved out to return your security deposit and/or an itemized list of deductions to your security deposit with any receipts. If your landlord failed to return your security deposit or failed to provide an itemized list of deductions, get help with the Security Deposit Toolkit, available at MySecurityDeposit.com .