

# IDAHO 3-DAY NOTICE TO QUIT | NON-COMPLIANCE

Date: \_\_\_\_\_ (mm/dd/yyyy)

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

Rental (Premises) Street Address: \_\_\_\_\_

Unit #: \_\_\_\_\_ City: \_\_\_\_\_ State: Idaho

You are hereby notified that you have seriously violated your rental agreement or your duties under the law. The violation(s) is/are as follows:

- **OPTION 1:** If you do not remedy the violation(s) listed above by doing the following:

\_\_\_\_\_,  
within three (3) days of the date you receive this notice your tenancy will terminate and you will be required to move out by \_\_\_\_\_ (mm/dd/yyyy) at \_\_\_\_\_  AM  PM. If you have not remedied the problem(s) and have not moved out by the date above, a lawsuit may be filed to evict you. If you remedy the problem(s) within three (3) days, you may stay

- **OPTION 2:** In accordance with Idaho law, I am electing to terminate your tenancy on \_\_\_\_\_ (mm/dd/yyyy), which is not less than ten (10) days from the date you received this notice. If you have not moved out by the date above, a lawsuit may be filed to evict you.

Landlord / Agent Signature: \_\_\_\_\_ Printed Name: \_\_\_\_\_

## ----- CERTIFICATE OF SERVICE -----

I certify that on \_\_\_\_\_ (mm/dd/yyyy) I served this notice to \_\_\_\_\_ (Tenant / Recipient name) by:

- Delivering it personally to the person in possession of the Premises.
- Delivering it to the Premises to a member of the Tenant's family or household or an employee of suitable age and discretion with a request that it be delivered to the person in possession of the Premises.
- Certified first-class mail addressed to the person in possession of the Premises.

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