

PURSUANT TO 15 U.S.C. § 1692E(11), PLEASE BE ADVISED THAT THIS COMMUNICATION IS FROM A DEBT COLLECTOR

SECURITY DEPOSIT DISPOSITION LETTER

TO:

& ANY/ALL OCCUPANTS

DATE:

This letter is to inform you that the monies you paid as security deposit in the amount of \$ _____ for the home rented at _____ have been applied to monies owed at the time you vacated the home. The balance owed by you is \$ _____, and is itemized below.

1. Unpaid rent from _____ to _____*.
2. Damages to the unit as follows/Costs incurred to clean the unit (see attached receipts): _____

3. Additional amounts pursuant to the lease agreement that are the tenant's responsibility for the entire term of the lease*:

- a) \$ _____ utilities
- b) \$ _____ yard maintenance
- c) \$ _____ pool maintenance

4. Other costs incurred permitted by Arizona Law and/or the lease:

- a) \$ _____ advertisement or commission to re-rent
- b) _____
- c) _____

*Through the end of the lease or until the residence is re-rented (whichever is less). If the residence re-rents prior to the expiration of the lease, an updated disposition and demand will be forwarded to you and the amount owed will be reduced accordingly.

Demand is hereby made to pay the above stated sums within thirty days or all legal remedies will be sought.

- Certified Mail
- Regular First Class Mail
- Other _____
- Hand-delivery

(acknowledgement of hand-delivery by tenant)

Landlord or Agent for Landlord

This letter is an attempt to collect a debt and any information will be used for that purpose. Unless you dispute the validity of the debt, or any portion thereof, within 30 days of the receipt of this letter, it will be assumed to be valid. If the dispute is received in writing, debt verification, or a copy of judgment, will be obtained and mailed to you. If requested in writing within 30 days of receipt of this letter, original creditor's name and address will be provided.