

**THREE-DAY NOTICE TO PAY RENT OR VACATE**

To: \_\_\_\_\_  
Name(s) of Tenant(s)/Sub-tenant(s)

**NOTICE:** you are in default in payment of rent for the property at \_\_\_\_\_  
\_\_\_\_\_. You must either pay the rent due in the amount of \$\_\_\_\_\_, or  
move out within three (3) days after the date you were served this notice.

If you fail to either pay the rent in full or move out within three (3) days, you can be sued for  
eviction and forced to move. You will be required to pay attorney fees, and may also be  
required to pay all fees and court costs.

**RESIDENTIAL TENANTS NOTICE:** If a court enters judgment against you, then you will  
have seventy-two (72) hours to remove your belongings from the premises before the landlord  
may remove and dispose of such property pursuant to section 6-316, Idaho Code.

**COMMERCIAL TENANTS OR LAND FIVE (5) ACRES OR MORE NOTICE:** If a court  
enters judgment against you, then you will have seven (7) days, or longer if granted by the  
court, if you are a commercial tenant or a tenant with a tract of land five (5) acres or more, to  
remove your belongings from the premises before the landlord may remove and dispose of such  
property pursuant to section 6-316, Idaho Code.

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

\_\_\_\_\_  
Owner/Agent

\_\_\_\_\_  
Typed/printed name

Address: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_