

**Notice to Enter Dwelling Unit
(CC 1954)**

Pursuant to California Civil Code Section 1954, Owner does hereby give notice to:

_____, California,
that owner, Owner's agent or owner's employees will enter said premises on or about the

_____, day of _____, 20___, during normal business hours

_____ for the following reason set forth in the checked item
below:

- 1. To make necessary or agreed repairs.
- 2. Decorations.
- 3. Alteration or improvements.
- 4. Supply necessary or agreed services
- 5. To exhibit the dwelling unit to prospective or actual purchasers.
- 6. To exhibit the dwelling unit to prospective or actual mortgages or lenders.
- 7. To exhibit the dwelling unit to prospective or actual workmen or contractors.
- 8. Pursuant to Court Order.
- 9. To inspect waterbed or liquid-filled furniture.

Dated: _____, 20___

Owner/Agent

UNAUTHORIZED REPRODUCTION OF THIS FORM IS ILLEGAL

Notice to Enter Dwelling Instructions

Purpose:

1. Owner/Owner's Agents and/or employee may not enter a residents premises except:
 - a) In case of an emergency
 - b) When resident has abandoned or surrendered the premises
 - c) When resident consents at time of entry
 - d) Upon giving reasonable notice (24 hours presumed reasonable), during normal business hours (generally 8:00 a.m. to 6:00 p.m., Monday through Saturday, except for holidays) for the following reasons:
 1. To make necessary or agreed repairs.
 2. Decorations.
 3. Alteration or improvements.
 4. Supply necessary or agreed services
 5. To exhibit the dwelling unit to prospective or actual purchasers.
 6. To exhibit the dwelling unit to prospective or actual mortgages or lenders.
 7. To exhibit the dwelling unit to prospective or actual workmen or contractors.
 8. Pursuant to Court Order.
 9. To inspect waterbed or liquid-filled furniture.

Preparation of Form:

In the blank after "during normal business hours," place the approximate time entry will be made.
Example:

- a) On or about 10:00 a.m.
 - b) In the morning of or afternoon of....
 - c) Between 10:00 a.m. and 4:00 p.m.
1. Give personal service if possible.
 2. Declaration of Service for various methods of Service.
 3. Service by mail is sufficient, but is operative only upon receipt.
 4. If resident refuses entry, do not forcibly enter.
 5. If, after proper notice and basis, resident refuses to let owner enter owner may then service a three-day notice to cure violation or quit. If resident does not cure to violation, owner could file an unlawful detainer action to evict.
 6. Note that you may not enter without consent for inspection only. You may, however, enter to do preventative maintenance under necessary or agreed repairs.

Foothill Apartment Association does not sanction any FAA form which has been altered or changed in any way.