

**IN THE JUSTICE COURT FOR THE COUNTY OF LANE**  
**900 Greenwood St., Florence, OR 97439**  
**(541) 997-2535 Fax: (541) 902-0639**

Plaintiff(s)	)	
Address	)	<b>COMPLAINT</b>
City/State/Zip	)	<b>RESIDENTIAL EVICTION</b>
Phone	)	<b>Docket #</b> _____
<b>VS.</b>	)	
Defendant(s) (Tenants/Occupants)	)	
Mailing Address	)	
City/State/Zip	)	
Phone	)	

1. Tenants are in possession of the dwelling unit, premises or rental property described above or located at:  
 \_\_\_\_\_
  
2. Landlord is entitled to possession of the property because of:
  - 24-hour notice for personal injury, substantial damage, extremely outrageous act or unlawful occupant. ORS 90.396 or 90.403.
  - 24-hour or 48-hour notice for violation of a drug or alcohol program. ORS 90.398.
  - 24-hour notice for perpetrating domestic violence, sexual assault or stalking. ORS 90.445.
  - 72-hour or 144-hour notice for nonpayment of rent. ORS 90.394.
  - 7-day notice with stated cause in a week-to-week tenancy. ORS 90.392 (6).
  - 10-day notice for a pet violation, a repeat violation in a month-to-month tenancy or without stated cause in a week-to-week tenancy. ORS 90.392 (5), 90.405 or 90.427 (2).
  - 20-day notice for a repeat violation. ORS 90.630 (4).
  - 30-day, 60-day or 180-day notice without stated cause in a month-to-month tenancy. ORS 90.427 (3) Or (4) or 90.429.
  - 30-day notice with stated cause. ORS 90.392, 90.630 or 90.632.
  - Other notice \_\_\_\_\_
  - No notice (explain) \_\_\_\_\_
  
3. If the landlord uses an attorney, the case goes to trial and the landlord wins in court, the landlord can collect attorney fees from the defendant pursuant to ORS 90.255 and 105.137 (3).

Landlord requests judgment for possession of the premises, court costs, disbursements and attorneys fees, if applicable, or prevailing party fee.

I certify that the allegations and factual assertions in this complaint are true to the best of my knowledge.

\_\_\_\_\_  
Signature of landlord or agent