

MANDATORY FORM FOR EVERY EVICTION: Revised 8/27/2021

Property Address: _____ Unit Number: _____

Resident Name: _____

I. **NEW COURT RULES** - The Arizona Supreme Court has made new changes requiring managers and owners to provide the following information for ***each and every*** eviction they file:

1. Has the Landlord **APPLIED FOR** any rental assistance on behalf of this resident: Yes No
2. Has the Landlord **RECEIVED** rental assistance for this resident: Yes No
 - a. If you have **RECEIVED** rental assistance, how much have you **RECEIVED**: _____
 - b. Have you **APPLIED** the rental assistance to the resident's ledger: Yes No
 - c. If you have obtained rental assistance, have you filed this action in compliance with the terms of the rental assistance agreement (i.e. no agreement to delay eviction)? Yes No
 - d. Have you waived any portion of the balance? Yes No
3. You have obtained a prior eviction action judgment against this resident? Yes No
 - a. If so, it is your responsibility to make sure the amounts sought in the prior judgment are not included in the prior judgment.

II. **C.A.R.E.S. Act** – The federal C.A.R.E.S. Act prohibits certain landlords from filing evictions for non-payment of rent, from charging late fees and from serving “notices to vacate” between March 27 and July 25, 2020. Such landlords were required to serve 30-day notices for nonpayment of rent following the eviction moratorium. This rule only applied to federally backed mortgages or if the property participated in certain federal programs. If you do not know if C.A.R.E.S. applied to your property, see the C.A.R.E.S. information sheet and contact your lender and request confirmation.

The property address listed above (check one): **IS NOT** **IS** covered by the C.A.R.E.S. Act.

NON-PAY NOTICE – If I am a C.A.R.E.S. Act covered property, I acknowledge that HUD and FHFA has issued guidance that provides I should issue a 30-day notice for any non-pay case, even for balances outside of the C.A.R.E.S. time period. _____ (initials)

Mortgage Forbearance – Is your property currently receiving mortgage forbearance? Yes No

Name: _____ Date: _____

Signature: _____

