

NOTICE OF INTENT TO FILE A COMPLAINT FOR SUMMARY EJECTMENT (Failure to Pay Rent)

呈交简易驱逐诉状的意向通知 (未能支付租金)

(Real Property Article § 8-401(c))

(《房地产条款》第 8-401(c) 节)

Sample for Reference Purposes Only. Forms have bilingual format for your convenience, but must be completed and filed with the court in English. 表格样本, 仅供参考. 为了提供便利, 表格采用双语格式, 但向法院提交的表格必须用英语填写。

Address
地址

City, State, Zip
城市、州、邮编

Telephone
电话号码

E-mail Address
电子邮件地址

TO:

接收者: Tenant (1)
房客 (1)

Tenant (2)
房客 (2)

Tenant (3)
房客 (3)

Tenant (4)
房客 (4)

Address
地址

City, State, Zip
城市、州、邮编

Telephone
电话号码

E-mail Address(es)
电子邮件地址

THIS IS NOT A NOTICE OF EVICTION

本文不是驱逐通知

An action for repossession of the property may be initiated if the total amount listed below is not paid within 10 days after the landlord provides this notice. You have a legal right to dispute the charges.

如果在房东提供此通知后 10 天内房客未支付下列总金额, 则房东可提起收回房产的诉讼。您有合法权利对指控提出异议。

The past-due rent and late fee amounts claimed by the landlord to be due are:

房东声称的应付逾期租金和滞纳金金额如下:

\$ _____ rent for the months weeks _____ to _____

\$ _____ 至 _____ 月 周的租金

\$ _____ *late fees for the months weeks _____ to _____

\$ _____ * 至 _____ 月 周的滞纳金

*Due pursuant to the terms of your lease.

*您的租约条款规定的应付金额。

\$ _____ *TOTAL

\$ _____ *总计

*Does not include other charges related to utilities, services, other fees, fines, and court costs.

*不包括与公用事业、服务、其他费用、罚款和法院收费有关的其他费用。

At your request, the landlord must promptly provide you an itemized accounting of debits and credits (rental ledger) showing how the landlord came up with the amount they claim you owe.

应您的要求, 房东必须立即向您提供表明房东如何计算出他们声称您所欠金额的借项和贷项的分项账目(租金分类账)。

LANDLORD/AGENT CONTACT INFORMATION

房东/代理人联系信息

(if different from above)

(如与上文不同)

Phone Number: _____
电话号码: _____

E-mail: _____
电子邮件: _____

Address: _____
地址: _____

DATE AND METHOD OF PROVIDING NOTICE

提供通知的日期和方式

This notice is being provided to the tenant by the landlord on _____ by:
Date

本通知由房东提供给房客, 日期为 _____, 方式为:

- First-class mail – mail service certificate of mailing Affixed to the door of the leased property
普通邮件 – 邮寄邮件送达凭证 贴在租赁房屋的门上
- Delivered electronically by: E-mail message Text message Electronic tenant portal
以电子方式通过以下形式送达: 电子邮件信息 短信信息 电子房客门户网站

Note: Notice may be sent electronically only at the request of the tenant. If sent through a tenant portal, the portal must provide the landlord with proof of the transmission by which the landlord can verify the transmission.
注意: 只有应房客请求, 才能以电子方式发送通知。如果通过房客门户网站发送, 门户网站必须向房东提供传输证明, 房东可以使用此证明核实是否已传输。

Date
日期

Signature of Landlord/Attorney/Agent
房东/律师/代理人签名

Attorney Number
律师编号

RESOURCES FOR TENANTS AND LANDLORDS

房东和房客可用的资源

- Under the **Access to Counsel in Evictions Law**, all income qualified tenants will have access to an attorney. Call 211 for a referral or visit legalthelpmd.org for more information.
在“**根据驱逐法律聘请律师**”项下, 所有满足收入要求的房客均可聘请律师。请致电 211 寻求转介, 或访问 legalthelpmd.org 了解更多信息。
- Alternative Dispute Resolution (ADR) Office mdcourts.gov/district/adr/home
替代争议解决方案 (ADR) 办公室 mdcourts.gov/district/adr/home
 - **Mediation** is a conversation between the landlord and the tenant that is facilitated by a mediator. Topics discussed in mediation may include: the amount of rent that is due and how and when it might be paid; a move out date and conditions of moving out; modifying, extending or terminating the lease; and/or, other topics important to the landlord and to the tenant. Mediation is available **before and after a failure to pay rent case is filed** in the District Court of Maryland. **To request mediation, visit mdcourts.gov/district/adr/landlordtenant.**
调解是由调解员协助的房东和房客之间的对话。在调解中讨论的主题可能包括: 应付租金金额, 以及支付租金的方式和时间; 搬走的日期和条件; 租赁变更、延期或终止; 和/或对房东和房客至关重要的其他主题。调解可在**未能支付租金之前和之后提供**; **该案件提交至马里兰州地区法院。如需申请调解, 请访问 mdcourts.gov/district/adr/landlordtenant。**
- **Rental assistance may be available to both Landlords and Tenants.**
Visit mdcourts.gov/legalhelp/housing.
可向房东和房客提供租金援助。访问 mdcourts.gov/legalhelp/housing。
- **Speak with a lawyer for free at a Maryland Court Help Center.** Get legal advice, help with forms, and referrals to rental assistance programs. Visit mdcourts.gov/helpcenter or call 410-260-1392.
在马里兰州法院帮助中心免费咨询律师。寻求法律咨询, 表格填写帮助, 以及租金援助计划转介。访问 mdcourts.gov/helpcenter, 或致电 410-260-1392。

