

Case No. _____

Tenant

VS.

Landlord

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IN THE JUSTICE COURT
PRECINCT _____
LEE COUNTY, TEXAS

PETITION FOR RELIEF UNDER SECTION 92.0563 OF THE TEXAS PROPERTY CODE

1. COMPLAINT: Tenant files this petition against the above-named Landlord pursuant to Section 92.0563 of the Texas Property Code because there is a condition in Tenant's residential rental property that would materially affect the health or safety of an ordinary tenant.
Information Regarding Residential Property:

Street Address	Unit No. (If any)	City	County	State	Zip
Landlord's Contact Information (to the extent known):					

Business Street Address	Unit No. (If any)	City	County	State	Zip	Phone Number
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2. SERVICE OF CITATION: Check the box next to each statement that is true

- ☐ Tenant received in writing Landlord's name and business street address
☐ Tenant received in writing the name and business street address of Landlord's management company.
☐ The name of the Landlord's management company is _____. To Tenant's knowledge, this is on the management company's contact information:

Business Street Address	Unit No. (If any)	City	County	State	Zip	Phone Number
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- ☐ The name of the Landlord's on-premise manager is _____. To Tenant's knowledge, this is on the on-premise managers contact information:

Business Street Address	Unit No. (If any)	City	County	State	Zip	Phone Number
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- ☐ The name of the Landlord's rent collector serving the residential rental property is _____. To Tenant's knowledge, this is on the rent collector's contact information

Business Street Address	Unit No. (If any)	City	County	State	Zip	Phone Number
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3. LEASE AND NOTICE: Check the box next to each statement that is true.

- ☐ The lease is oral. ☐ The lease is in writing. ☐ The lease requires the notice to repair or remedy a condition to be in writing.
☐ Tenant gave written notice to repair or remedy the condition on _____. ☐ The written notice to repair or remedy the condition was sent by certified mail, return receipt requested, or registered mail on _____.
☐ Tenant gave oral notice to repair or remedy the condition on _____. Name of person(s) to whom notice was given: _____
Place where notice was given: _____

4. RENT: At the time Tenant gave notice to repair or remedy the condition, Tenant's rent was: ☐ current (no rent owed), ☐ not current but Tenant offered to pay the rent owed and Landlord did not accept it, or ☐ not current and Tenant did not offer to pay the rent owed. Tenant's rent is due on the _____ day of the _____ month ☐ week ☐ _____ (specify any other rent-payment period). The rent is \$_____ per ☐ month ☐ week ☐ _____ (specify any other rent-payment period). Tenant's rent (check one): ☐ is not subsidized by the government ☐ is subsidized by the government as follows, if known: \$_____ paid by the government, and \$_____ paid by the Tenant.

5. PROPERTY CONDITION: Describe the property condition materially affecting the physical health or safety of an ordinary tenant that Tenant seeks to have repaired or remedied: _____

6. RELIEF REQUESTED: Tenant requests the following relief: ☐ a court order to repair or remedy the condition, ☐ a court order reducing the Tenant's rent (in the amount of \$_____ to begin on _____), ☐ actual damages in the amount of \$_____, ☐ a civil penalty of one month's rent plus \$500, ☐ attorney's fees, and ☐ court costs. Tenant states that the total relief requested does not exceed \$10,000, excluding interest and court costs but including attorney's fees.

Tenant Signature: _____

Date: _____

Street Address _____

Unit No. (if any) _____

Phone Number _____

City _____

State _____

Zip _____