residential tenancies authority

Internet: www.rta.qld.gov.au

Form 12

Notice to Leave

Residential Tenancies Act 1994 (Section 193)

Name and Address of Tenant/s

Postcode

Purpose of this form -- This form is used when the lessor/agent is giving notice to the tenant/s that they want them to vacate the premises.

Form completed -- and signed by the lessor/agent and given to the tenant/s. It may only be given in accordance with the Act.

If you receive this form as a tenant -- ***it means that your lessor/agent is giving you notice that you must give vacant possession of the premises to the lessor by the handover date stated in the notice. This may be for a number of grounds (reasons).***

The tenancy agreement contains information about your rights and obligations.

If you dispute the grounds (reasons) on which this notice was given you may first attempt to resolve it by contacting the party who gave the notice. If that fails you can access the RTA's Dispute Resolution Service by lodging a Dispute Resolution Request (Form 16) with the RTA.

If tenants fail to leave the premises by the handover day, the lessor/agent may apply to the Small Claims Tribunal for a termination order without giving you any further notification. If the Tribunal makes a termination order it will at the same time make an order for possession of the premises in favour of the lessor.

Further assistance -- Refer to the Information Statements - Form 17a for General Tenancies, Form 17b for Moveable Dwellings, or visit the RTA Website – www.rta.qld.gov.au

Please Use Block Letters

1 Name of Lessor/Agent giving this Notice

Accom Cairns

2 Name of Tenant/s to whom notice is being given

1.

2.

3.

3 Address of the rental premises

Postcode

4 Is this notice being given with or without grounds (reasons)?

With grounds ☒ ▶ **Go to 5**

Without grounds ☐ ▶ **Go to 6**

5 What is the ground (reason) for giving this notice?

6 Hand over date expires at midnight on

/ /

(There are minimum times which must be allowed)

7 Date of this Notice

/ /

8 Agent/Lessor Signature

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