Petition for Eviction from Residential Premises Case No.

|  |  |  |  |
| --- | --- | --- | --- |
|  | | § | IN THE **JUSTICE COURT** OF |
| VS. | Landlord (Plaintiff) | §  §  § | Lamar County, Texas, Precinct 5-1 |
|  | Tenant (Defendant) | § |  |

Name of Landlord *(provide full legal name)*: , referred to as “Plaintiff.”

**Tenants.** 1. Name of Tenant *(provide full legal name)*: . Defendant may be served at*(provide street address and telephone number, if known)*:

.

All other home and work addresses of this Defendant in Lamar County that are known to the Plaintiff are:

.

* Plaintiff knows of no other home or work addresses of this Defendant in Lamar County.

1. Name of Tenant *(provide full legal name)*: . Defendant may be served at*(provide street address and telephone number, if known)*:

.

All other home and work addresses of Defendant in Lamar County that are known to the Plaintiff are:

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* + Plaintiff knows of no other home or work addresses of this Defendant in Lamar County. Tenant(s) are referred to as “Defendant.

**Premises.** Plaintiff seeks possession of following Premises *(describe premises, i.e. house, apartment building, including street address)*:

**Grounds for Eviction**. Plaintiff seeks to evict Defendant for the following reason:

* + **Failure to pay rent:**

Residential Lease:  Written  Oral Beginning date of Lease: End date of Lease: Rent: $ per *(e.g. month, week)* Date of last rental payment:

Total amount of rent due and unpaid on date of filing: $

Rent subsidized by government: $ paid by ; $ paid by the Defendant.

* + **Violation of Lease:** Tenant violated Paragraph No. of the Lease by *(describe violation)*:
  + **Holding over** after termination of right to possession: Date of notice of termination:
  + **Foreclosure**: Plaintiff purchased the Premises at foreclosure on
    - Plaintiff intends to live in the Premises as Plaintiff’s primary residence.
    - Defendant is a tenant of the former owner; End date of Lease: Rent: $ per

**Notice to Vacate:** Date Notice to Vacate Delivered: Manner of delivery

* + Attorney Fees: Plaintiff seeks attorney fees as follows:

Contractual: Lease (written) Paragraph No. Amount of Attorney Fees claimed: $ Statutory: Written demand to vacate sent on: Date received: Attorney Fees claims: $

**DEFENDANT(S) INFORMATION (IF KNOWN)**

Email:\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Date of Birth:\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Last 3 Numbers of Drivers License: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Last 3 Numbers of Social Security:\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Defendant’s Phone Number

**IMMEDIATE POSSESSION BOND:** If Plaintiff has filed a bond for immediate possession, Plaintiff requests that: (1) the Court set the amount of the bond; (2) the Court approve the bond; and (3) proper notices, as required by the Texas Rules of Civil Procedure, are given to Defendant(s).

⧠ I hereby request a jury trial. The fee is $22 and must be paid at least 3 days before trial.

**The court will not correct any errors**. You may not amend any Petition via phone or email. This is a sworn document. IF any amendments are needed, the person signing this document must appear in person to amend it. If the citation has been served prior to amending, an additional service fee will be charged for reservice.

Plaintiff requests possession of the Premises, past due rent, if applicable, attorney’s fees, if applicable, court costs, and such other and further relief to which Plaintiff may be entitled.

Respectfully submitted,

Signature of Plaintiff, Plaintiff’s Attorney or Authorized Agent Printed Name

Address:

Daytime Telephone: Fax Number:

State Bar No.

* + Plaintiff consents to the e-mail service of the answer and any other motions or pleadings to this e-mail address.

E-Mail Address:

THE STATE OF TEXAS § COUNTY OF LAMAR §

SWORN TO BEFORE ME on \_\_\_\_\_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, 2025

Clerk Notary Public