



Eviction Process: A Guide for Tenants

Step 1

Notice to Vacate

- ✓ A notice that tells you if you do not move by a specific date, you will be sued for eviction.
- ✓ If you have not been late or missed a payment before that month you are entitled to a “notice to pay or vacate” and have a chance to pay the rent owed.

Step 2

Court Process

- ✓ A landlord must file an eviction lawsuit.
- ✓ An official notice of the lawsuit will be provided by a constable or an off duty law enforcement officer.
- ✓ Arrive early at the trial on the scheduled date and time.
- ✓ Bring evidence for your defense and speak up.

Step 3

After Judgment

If you want to appeal:

- ✓ File your appeal within 5 calendar days of the eviction judgment.
- ✓ Affirm that you have a good-faith belief that you have a legal defense to the eviction and are not appealing to delay the eviction.
- ✓ Appeal with a Statement of Inability to Afford Court Costs, a cash deposit, or an appeal bond.
- ✓ Pay your rent to the court registry within 5 calendar days of your appeal even if the eviction isn't about non-payment of rent or you already paid your rent for that month.
- ✓ Continue to pay your rent every month by your regular due date to the appeals court.



If you don't want to appeal or don't pay your rent to the court: Your landlord cannot change the locks without a writ of possession enforced by a constable.