

Notice of Right to Reclaim Abandoned Property

FLORIDA ASSOCIATION OF REALTORS®



INSTRUCTIONS:

1. Licensee: Give this disclosure to the Landlord prior to your assisting with the completion of the attached Notice of Right to Reclaim Abandoned Property.
2. Licensee: As the person assisting with the completion of the attached form, insert your name in the first (5) blank "Name" spaces below.
3. Licensee: **SIGN** the disclosure below.
4. Landlord/Owner: Check the applicable provision regarding English contained in the disclosure and **SIGN** below.
5. Licensee: Retain a copy for your files for at least 6 years. Landlord/Owner: Retain a copy for your files. This disclosure does not act as or constitute a waiver, disclaimer or limitation of liability.

THIS FORM WAS COMPLETED WITH THE ASSISTANCE OF:

_____	_____
Licensee Name	Name of Brokerage/Business
_____	_____
Address	Phone Number

DISCLOSURE:

_____ told me that he / she is a nonlawyer and may not give
(Name)
legal advice, cannot tell me what my rights or remedies are, cannot tell me how to testify in court, and cannot represent me in court.

Rule 10-2.1(b) of the Rules Regulating the Florida Bar defines a paralegal as a person who works under the supervision of a member of the Florida Bar and who performs specifically delegated substantive legal work for which a member of the Florida Bar is responsible. Only persons who meet the definition may call themselves paralegals.

_____ informed me that he / she is not a paralegal as defined
(Name)
by the rule and cannot call himself/herself a paralegal.

_____ told me that he/she may only help me type the factual
(Name)
information provided by me in writing into the blanks on the form.

_____ may not help me fill in the form and may not complete
(Name)
the form for me.

If using a form approved by the Supreme Court of Florida, _____ may
(Name)
ask me factual questions to fill in blanks on the form and may also tell me how to file the form.

Landlord/Owner:

_____ I can read English.

_____ I cannot read English but this notice was read to me by

_____ in _____ which I understand.
(Name) (Language)

(Licensee Signature)

(Landlord Signature)

This form is available for use by the entire real estate industry and is not intended to identify the user as a REALTOR. REALTOR is a registered collective membership mark that may be used only by real estate licensees who are members of the National Association of REALTORS and who subscribe to its Code of Ethics.

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This Notice must be personally delivered or sent by first class mail, postage prepaid, to the person to be notified at his last known address and, if there is reason to believe that the notice sent to that address will not be received by that person, also delivered or sent to such other address, if any, known to the landlord where such person may reasonably be expected to receive the notice.

1. NOTICE TO FORMER TENANT:

Name and address of former tenant

When you vacated the premises at _____
Address of premises, including room or apartment number, if any

the following personal property remained:

You may claim this property at _____
Address where property may be claimed

Unless you pay the reasonable costs of storage and advertising, if any, for all the above-described property, and take possession of the property which you claim, no later than _____,
Date - must be at least 10 days after notice is personally delivered or 15 days after notice is mailed.

the property may be disposed of pursuant to s. 715.109.

2. NOTICE TO OWNER OF PROPERTY OTHER THAN FORMER TENANT:

Name and address of person believed to be owner of property

When _____ vacated the premises at _____
Name of former tenant

Address of premises, including room or apartment number, if any

the following personal property remained:

If you own any of this property, you may claim it at _____
Address where property may be claimed

Unless you pay the reasonable costs of storage and advertising, if any, and take possession of the property to which you are entitled, no later than _____,
Date - must be at least 10 days after notice is personally delivered or 15 days after notice is mailed.

the property may be disposed of pursuant to s. 715.109.

3. NOTICE TO PERSON(S) NAMED IN PARAGRAPH 1 OR 2 ABOVE: (Check one)

- If you fail to reclaim the property, it will be sold at a public sale after notice of the sale has been given by publication. You have the right to bid on the property at this sale. After the property is sold and the costs of storage, advertising, and sale are deducted, the remaining money will be paid over to the county. You may claim the remaining money at any time within 1 year after the county receives the money.
- Because this property is believed to be worth less than \$500, it may be kept, sold, or destroyed without further notice if you fail to reclaim it within the time indicated above.

Signature of Landlord or Landlord's Licensee

Date

Typed or Printed Name

Telephone Number: (_____) _____ Address: _____

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