Cause No. _____

Tenant: _____
V.
Landlord: _____

In the Justice Court
Precinct _____ **Place** _____
_____ **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 Rental 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

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 Landlord's management company is _____. To Tenant's knowledge, this is the management company's contact information:

_____
Business Street Address | Unit No. (if any) | City | County | State | Zip | Phone Number

☐ The name of Landlord's on-premise manager is _____. To Tenant's knowledge, this is the on-premise manager's contact information

_____
Business Street Address | Unit No. (if any) | City | County | State | Zip | Phone Number

☐ The name of Landlord's rent collector serving the residential rental property is _____. To Tenant's knowledge, this is the rent collector's contact information:

_____
Business Street Address | Unit No. (if any) | City | County | State | Zip | Phone Number

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 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 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