

CERTIFICATION BY LANDLORD

YOU MUST COMPLETE THIS PART:

NAME OF LANDLORD OR ATTORNEY: Feinstein, Raiss, Kelin & Booker L.L.C.

ADDRESS & PHONE: 100 Executive Drive, Suite 360, West Orange, NJ 07052. – 973-324-5400/fax 973-731-4348

Landlord's Phone: _____

Plaintiff : SUPERIOR COURT OF NEW JERSEY
: LAW DIVISION, SPECIAL CIVIL PART
: _____ COUNTY
v. : LANDLORD-TENANT DIVISION
:
: DOCKET # LT _____
: **CERTIFICATION BY LANDLORD**
Defendant :

THE LANDLORD SHOULD COMPLETE PART A, PART B, OR BOTH (IF BOTH APPLY). CROSS OUT ANY PARAGRAPHS IN THOSE PARTS THAT DO NOT APPLY IN THIS CASE. PART C APPLIES TO ALL CASES AND MUST BE COMPLETED.

A. [WHEN THE EVICTION IS BASED ON UNPAID RENT]

1. The tenant has failed to pay rent now due and owing in the amount of \$_____. That amount consists of basic rent of \$_____ (monthly rent is \$_____), late charges of \$_____, legal fees relating to this action for eviction of \$_____, filing fees as follows: Summons cost \$ _____ and Warrant cost of \$_____, and other (specify) _____.
2. All of the items listed above are included in the lease agreement as rent.
3. All of those items are permitted by applicable federal, state and local laws (including rent control or rent leveling, if applicable) to be charged as rent for the purposes of this action.
4. The court hearing date was _____.

B. [WHEN THE EVICTION IS BASED ON OTHER GROUNDS]

Eviction is sought because _____

C. IN ALL CASES

1. I have attached a copy of all notices that have been served on the defendant.
2. These notices were served on the tenant (check one or more) _____ by ordinary mail, _____ by certified mail, _____ personally, on the _____.
3. All of the facts stated in the notices are true.
4. If I proceeded without an attorney, I certify that I own the property in my own name or in the name of a general partnership of which I am a partner.
5. I have complied with the registration requirements of N.J.S.A. 46:8-27 et seq.
6. The tenant did not transfer ownership to me and I have not given the tenant an option to buy the property.
7. The tenant is not in the military service of the United States nor any of its allies, nor is the premises used for dwelling purposes of the spouse, a child or other dependent of a person in the military service of the United States.

I, THE LANDLORD, CERTIFY THAT THE FOREGOING STATEMENTS MADE BY ME ARE TRUE. I AM AWARE THAT IF ANY OF THE FOREGOING STATEMENTS MADE BY ME ARE WILFULLY FALSE, I AM SUBJECT TO PUNISHMENT.

ASSIGN CONSTABLE: _____

Date: _____

PRINT NAME - _____ - Landlord