

EVICTION NOTICE PERIODS & LAWS

REVISED OCTOBER 6, 2019

State	Non-Payment	Non-Compliance	Laws
Alabama	7-Day Notice	7-Day Notice	§ 35-9A-421(b) , § 35-9A-421(a)
Alaska	7-Day Notice	10-Day Notice	AS 34.03.220(b) , AS 34.03.160
Arizona	5-Day Notice	10-Day Notice	§ 33-1368(2b) , § 33-1368(A)
Arkansas	3-Day Notice	14-Day Notice	§ 18-60-304(3) , § 18-17-901
California	3-Day Notice	3-Day Notice	CCP § 1161(2) , CCP §1161(3)
Colorado	10-Day Notice	10-Day Notice	HB 19-1118 (§ 13-40-104)
Connecticut	3-Day Notice	N/A	§ 47a-23
Delaware	5-Day Notice	7-Day Notice	Title 25 § 5502 , 25 § 5513
Florida	3-Day Notice	7-Day Notice	§ 83.56(3) , § 83.56(1)
Georgia	Immediate Notice	N/A	§ 44-7-50
Hawaii	5-Day Notice	10-Day Notice	§ 521-68 , § 521-72
Idaho	3-Day Notice	3-Day Notice	§ 6-303(2) , § 6-303(3)
Illinois	5-Day Notice	10-Day Notice	735 ILCS 5/9-209 , 735 ILCS 5/9-210
Indiana	10-Day Notice	N/A	IC 32-31-1-6
Iowa	3-Day Notice	7-Day Notice	§ 562a.27(2) , § 562A.27(1)
Kansas	*10-Day Notice	*14-Day Notice	*§ 58-2507 , *§ 58-2564(1)
Kentucky	By County	By County	By County
Louisiana	5-Day Notice	5-Day Notice	CCP 4701
Maine	7-Day Notice	7-Day Notice	Title 14 § 6002 , § 6025 & § 6002
Maryland	Immediate Notice	30-Day Notice	§ 8-401 , § 8-402.1
Massachusetts	14-Day Notice	30-Day Notice	Chapter 186, Section 11
Michigan	7-Day Notice	7-Day Notice	§ 554.134(2) , § 600.5714 & § 554.134(4)
Minnesota	14-Day Notice	N/A	§ 504B.135(b)
Mississippi	3-Day Notice	14/30 Day Notice	§ 89-7-27 , § 89-8-13(3)(b)
Missouri	Immediate Notice	10-Day Notice	§ 535.060 , § 441.040
Montana	3-Day Notice	3-Day Notice	§ 70-24-422
Nebraska	7-Day Notice	14/30 Day Notice	§ 76-1431(2) , § 76-1431(1)
Nevada	5-Day Notice	5-Day Notice	NRS 40.2512
New Hampshire	7-Day Notice	30-Day Notice	§ 540:3
New Jersey	30-Day Notice	30-Day Notice	§ 2A:18-61.2(b)
New Mexico	3-Day Notice	7-Day Notice	§ 47-8-33 , § 47-8-33(b)
New York	14-Day Notice	30-Day Notice	§ 711(2) , § 753(4)
North Carolina	10-Day Notice	Immediate Notice	§ 42-3 , § 42-26
North Dakota	3-Day Notice	3-Day Notice	§ 47-32
Ohio	3-Day Notice	3-Day Notice	§ 1923.02 & § 1923.04 , § 1923.04
Oklahoma	5-Day Notice	10/15 Day Notice	Title 41 § 131 , § 41-132
Oregon	6-Day Notice	10/14 Day Notice	ORS § 90.394 , § 90.392
Pennsylvania	10-Day Notice	15/30 Day Notice	§ 250.501(b)
Rhode Island	5-Day Notice	20-Day Notice	§ 34-18-35 , § 34-18-36
South Carolina	5-Day Notice	14-Day Notice	§ 27-40-710(B) , § 27-40-710
South Dakota	3-Day Notice	Reasonable Notice	§ 21-16-2(4) , § 43-32-18
Tennessee	14-Day Notice	30-Day Notice	§ 66-28-505 , § 66-7-109
Texas	3-Day Notice	3-Day Notice	§ 24.005
Utah	3-Day Notice	3-Day Notice	§ 78B-6-802
Vermont	14-Day Notice	30-Day Notice	§ 4467
Virginia	5-Day Notice	21/30 Day Notice	§ 55-225 , § 55-248.31
Washington	14-Day Notice	10-Day Notice	SB-5600 , RCW 59.12.030
West Virginia	Immediate Notice	Immediate Notice	§ 55-3A-1
Wisconsin	5-Day Notice	5-Day Notice	§ 704.17(2)
Wyoming	3-Day Notice	3-Day Notice	§ 1-21-1003

