

PETITION FOR RELIEF UNDER SECTION 92.0563 OF THE TEXAS PROPERTY CODE

Cause Number: \_\_\_\_\_

Tenant: \_\_\_\_\_

Vs.

Landlord: \_\_\_\_\_

In the Justice Court  
Precinct 2, Place 1  
Wood County, Texas

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.

2. **Service of Citation:** Check the box next to **each** statement that is true.

Tenant received in writing Landlord’s name and business 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-premises manager is \_\_\_\_\_. To Tenant’s knowledge, this is the on-premises manager’s contact information:

\_\_\_\_\_  
Business Street Address    Unit No. (if any)    City    County    State    Zip    Phone Number  
The name of Landlord’s rent collector servicing 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 Tenant.

**5. Property Conditions:** 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 \$500.00,  
attorney's fees, and  
court costs.

Tenant states that the total relief requested does not exceed \$10,000.00, excluding interest and court costs but including attorney's fees.

Tenant's Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Street Address: \_\_\_\_\_

City, State, Zip Code: \_\_\_\_\_

Phone Number: \_\_\_\_\_ Email: \_\_\_\_\_