

# SECURITY DEPOSIT NOTICE

Pursuant to Title 44 Chapter 7 Article 2 § 44-7-31 through 44-7-34 of the Official Code of Georgia Annotated, the Landlord is required to provide the following notice:

To: \_\_\_\_\_  
(Tenant)  
\_\_\_\_\_  
\_\_\_\_\_

The security deposit in the amount of \$ \_\_\_\_\_ will be held in an ( interest bearing / non-interest bearing) account at the \_\_\_\_\_ located at \_\_\_\_\_  
(Financial Institution) (Address)

The account number is: \_\_\_\_\_

When you move out, you must give the Landlord your new address so that the Landlord can send you notices regarding your deposit. Within 3 business days after the termination of the residential lease and vacation of the Premises or the surrender and acceptance of the Premises, whichever occurs first, the Landlord or his/ her agent shall inspect the Premises and compile a comprehensive list of any damage done to the Premises which is the basis for any charge against the security deposit and the estimated dollar value of such damage.

The Landlord intends to impose a claim in the amount of \$ \_\_\_\_\_ against the deposit for all of the following:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

You have the right to inspect the premises within 5 days after the termination of the residential lease and vacation of the Premises or the surrender and acceptance of the Premises and the inspection by the Landlord or his/her agent.

If you do not reply to this notice stating your objection to the claim by \_\_\_\_\_, 20 \_\_\_, the Landlord will collect the claim and must mail you the remaining deposit, if any.

This disclosure is basic. Please refer to Title 44 Chapter 7 Article 2 § 44-7-34, to determine your legal rights and obligations.

For information on this action, and if you may be entitled to interest on the deposit, please contact:

\_\_\_\_\_  
Landlord Address Phone Number  
\_\_\_\_\_  
Signature of Landlord Date Signed