4-901. Three (3)-day notice of nonpayment of rent *(Uniform Owner-Resident Relations Act)*.
[Section 47-8-33 NMSA 1978]

THREE (3)-DAY NOTICE OF NONPAYMENT OF RENT[1]
(Uniform Owner-Resident Relations Act)

To: _____
Address: _____
_____, New Mexico _____

You are notified that you are not in compliance with the rental agreement or separate agreement about the premises at:[2]
_____
_____
_____, New Mexico
_____

by failure to pay rent as follows:

$_____
$_____
$_____

Total due: $_____

If you do not pay this amount within three (3) days from the date of delivery of this notice, the owner may terminate the rental agreement and can file in court to evict you. You may receive a summons to appear in court.

You cannot be evicted from your home without a court order. This notice does not mean that you must leave your home without the opportunity to first go to court to challenge the owner's termination of the rental agreement.

You have the right to challenge the termination of the rental agreement or the amount of rent owed by going to the court hearing to respond to the owner's claims and tell your side of the story. If you do not attend the court hearing, the court may enter a judgment against you and issue a court order evicting you from the premises.

You are NOT required to leave the home voluntarily before you have had the chance to go to the court hearing and the judge has issued an order in the case.

Payment will be accepted only by:

[ ] cash [ ] money order
[ ] cashiers or certified check [ ] personal check

Dated this _____ day of _____, _____

_____
(Owner) (Agent)

Service of notice:
[ ] personally delivered to resident
[ ] posted
[ ] mailed certified mail, return receipt requested
[ ] mailed

[ ] Delivered [ ] Posted	[ ] Mailed:
Time: _____	Time: _____
Date: _____	Date: _____
By:[3] _____	By:[3] _____

USE NOTES

1. The owner/agent giving notice should keep two (2) copies in case they are needed for court.

2. If the leased premises is an apartment, include the name of the apartments and the apartment number. This form may also be used for a mobile home park with less than twelve (12) units. *See* NMSA 1978, § 47-10-2(C) (1997).

3. Include the name of the person delivering, posting, or mailing the notice.

[As amended, effective September 2, 1997; April 6, 1998; as amended by Supreme Court Order No. 20-8300-018, effective December 31, 2020.]

STATEMENT OF UNPAID RENT

Attachment to New Mexico court Form 4-901

NMSA 1978, 47-8-33(D) and (H)

Notice date: _____

Resident(s): _____

Rental premises: _____

_____

Owner: _____

UNPAID RENT

Rent due date	Rent charged	Unpaid rent
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

TOTAL UNPAID RENT: $_____

The total consists of unpaid rent only. No fees, deposits, utilities or other charges are demanded in this statement.

OWNER CONTACT INFORMATION

Mailing address: _____

_____

Phone: _____ Email: _____

The total stated above is the unpaid rent demanded in the accompanying notice. Tender of the full amount due in the stated manner before the cure period expires bars an action for nonpayment of this rent under NMSA 1978, 47-8-33(D). Section 47-8-33(H) extends a cure period ending on a weekend or federal holiday to the next day that is neither.