

## Abandoned Unit

Filing for writ of possession and removal of an abandoned unit that has little to no value

In order to have an abandoned RV unit removed by the park you would need to obtain a **writ of possession**, which means you must file an eviction action with the court.

You must first send a Chapter 83 demand notice to the owner(s) and tenant(s) of the home at the address of the home at the park and whatever addresses are on the tag talk (which tells you who owns the RV).

Once the demand notice is up you would file your eviction with the court to obtain the writ of possession.

When you get the writ of possession from the court you can either hire a hauler to remove from the park with the writ of possession or you can do a notice of right to reclaim abandoned property and once it is up you can put the title in the park's name and then remove from park.

**If property is worth more then \$500, and you wish to get the unit and have it in your name, then you would do the following: Obtain the writ of possession – prepare and mail the abandoned property notice for more than \$500 and have a public sale and if no one buys then the home goes into the parks name.**

For further assistance please contact the following

**Bobby Cornwell**

President/Executive Director  
Florida Association of RV Parks and Campgrounds  
1340 Vickers Road  
Tallahassee, FL 32312  
Phone: 850-562-7151  
[bcornwell@farvc.org](mailto:bcornwell@farvc.org)

or Florida ARVC's Legal Representatives

**David Eastman**

Attorney at Law (Attorney for Florida ARVC)  
Or Donna M. Chatham (Legal Assistant for David Eastman)  
Lutz, Bobo, Telfair, Eastman, Gabel & Lee  
2155 Delta Boulevard, Suite 210-B  
Tallahassee, Florida 32303  
850.521.0890  
850.385.2979 facsimile

**DEMAND FOR PAYMENT OF RENTAL AMOUNT**

\_\_\_\_\_  
Name of Community

Date: \_\_\_\_\_

TO: \_\_\_\_\_

FROM: \_\_\_\_\_

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

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

**Agent for Community**  
**Telephone #** \_\_\_\_\_

**VIA POSTING/HAND DELIVERY**

Pursuant to Florida Statute Chapter 83, you are hereby notified that you are indebted to \_\_\_\_\_ in the sum of \$\_\_\_\_\_ for the rent and use of the premises located at Lot # \_\_\_\_\_, \_\_\_\_\_, \_\_\_\_\_, \_\_\_\_\_ County, Florida now occupied by you and that \_\_\_\_\_ demands payment of the rent or possession of the premises within 3 days (excluding Saturday, Sunday, and legal holidays) from the date of delivery of this notice, to wit: on or before \_\_\_\_\_. Provide payment directly to the Managers at \_\_\_\_\_, \_\_\_\_\_, \_\_\_\_\_, Florida \_\_\_\_\_, telephone (\_\_\_\_\_)\_\_\_\_\_.

Should you fail to pay your total rent due or to vacate the premises within this three (3) day period, your lease agreement and residency in the community shall be terminated and an action for eviction will be brought against you. Should this legal action become necessary, \_\_\_\_\_ may obtain a personal judgment against you and you may be liable for the attorney's fees incurred to bring this action. You may avoid termination of your tenancy and an eviction action by paying your total past due rent to owner on or before \_\_\_\_\_ or by vacating the premises.

PLEASE GOVERN YOURSELF ACCORDINGLY.

**COMMUNITY USE ONLY (on park's copy):**

COPY POSTED ON PREMISES (LOT# \_\_\_\_\_):

POSTED ON: \_\_\_\_\_  
(date)/time

POSTED BY: \_\_\_\_\_  
(Employee Signature)

\_\_\_\_\_  
Park/Tenant