

Amended

STATE OF MINNESOTA
COUNTY OF RAMSEY

RAMSEY COUNTY DISTRICT COURT
SECOND JUDICIAL DISTRICT

James Swartwood

File Number 62HGCV11-2485

Plaintiff(s)

VS

EVICTIION SUMMONS

Diane Halvorson &
John Doe & Mary Doe

Defendant(s)

TO THE ABOVE NAMED DEFENDANT:

A COMPLAINT HAS BEEN FILED AGAINST YOU IN THIS OFFICE, A TRUE COPY OF WHICH IS HERETO ATTACHED. YOU ARE THEREFORE COMMANDED TO APPEAR ON September 6, 2011, AT 8:45 a.m., AT Rm. 131A Courthouse, 15 W. Kellogg Blvd., St. Paul, Minnesota, BEFORE THE HONORABLE Referee Jo Anne Yanish, TO ANSWER THE COMPLAINT AND BE DEALT WITH ACCORDING TO LAW.

James Swartwood

Attorney/Agent for Plaintiff
TELEPHONE NO. 612-822-7910

WITNESS THE CHIEF JUDGE
OF THE RAMSEY COUNTY DISTRICT COURT
ISSUED ON August 29, 2011
COURT ADMINISTRATOR

BY

[Signature]
Deputy Clerk

THIS IS AN EVICTION SUMMONS

ON THE DATE AND AT THE TIME SHOWN ABOVE, THE JUDGE WILL DECIDE WHETHER YOU WILL HAVE TO MOVE FROM YOUR PLACE OR WHETHER YOU CAN CONTINUE TO LIVE THERE. COURT COSTS MAY BE ASSESSED AGAINST YOU. YOU MUST BE ON TIME FOR COURT. BRING ALL EVIDENCE PERTAINING TO YOUR CASE WITH YOU, INCLUDING ANY WITNESSES YOU HAVE.

If you demand a Court Trial [Trial without a jury], it will be held on a different day. A Jury Trial will be held at the first available date.

If You Don't Come To Court

The judge can order you to move immediately, and if you do not move, the sheriff can move you and your family out and can put all your belongings into storage. Then you will have to pay the storage and moving costs before you can get your belongings back.

YOU HAVE RIGHTS

YOU HAVE THE RIGHT to come to court and tell your side of the case.

1. If you believe that all or some of the things that your landlord says in the attached papers are wrong, you can tell those things to the judge.
2. If you believe that your landlord is trying to evict you because of something you did to protect your rights as a tenant, you can explain that to the judge.
3. If the attached papers say that you have not paid rent, and you believe that your apartment is in bad condition and needs repairs, you can tell that to the judge, but only if you bring with you to court the total rent that the attached papers say you owe. You may come to court and speak for yourself, or you may have a lawyer come with you and represent you. If you want a lawyer, you must get one right away.

Distribution: Copy for Plaintiff Copy for Defendant Serve By: 8/30/2011 But NOT ON A HOLIDAY

Original RETURN NO LATER THAN August 31, 2011 WITH AFFIDAVITS COMPLETE

Amended

C-EVC-EMP (SCAO 5/02)

State of Minnesota

District Court

County

Judicial District:

Court File Number:

62-HG-CV-11-2485

Case Type:

Housing

Plaintiff (Landlord) James Sweetwood
5537 Dupont Ave S
Minneapolis 55419

Eviction Action Complaint
(Minn. Stat. § 504B.321)

vs. Defendant (Tenant) Dave Halvorson +
John Doe, Mary Doe
931 Marion St
St Paul

Tenant's Date of Birth: _____
(If known)

I, James Sweetwood state upon oath/affirmation:

1. Landlord leased or rented to tenant(s) on June 15th by an ORAL WRITTEN agreement the premises at: 931 Marion St, Apartment # _____, and garage YES NO in the city of St Paul, the state of Minnesota, zip code 55101, in the county of Ramsey. The agreement was from 1/1/10 to 1/1/10. The current rent due and payable under this agreement each month is \$ 850 due on the 1st day of the month.

2. The landlord of the premises described above is James Sweetwood

3. Landlord having present right of possession of said property, has complied with Minn Stat. §504B.181 by:
 a. disclosing to the tenant either in the rental agreement or otherwise in writing prior to beginning of the tenancy the name and address of:
i. the person authorized to manage the property AND
ii. a landlord or agent authorized by the landlord to accept service of process and receive and give receipt for notices and demands, AND
 b. posting in a conspicuous place on the property a printed or typewritten notice containing the above information
Kitchen Cabinet Where Posted
 c. the information was known by the tenant not less than 30 days before the filing of this action because:
on lease

4. Landlord seeks to have the tenant evicted for the following reasons:
 a. The tenant is still in possession of above premises and has failed to pay rent for the month(s) of August in the amount of \$ 850 per month payable on the _____ day of each month for a total due of \$ 1200.00
 b. The tenant has failed to vacate property after tenant was given gave written notice to do so. This notice was served on Tenant Landlord on _____ and tenant Was Told Gave notice to vacate the property by _____
 c. The tenant has broken the terms of the rental agreement with property landlord by: (be specific) Having 3 Dogs + Living in Smoke
 d. The tenant has breached the covenants set forth in Minn Stat. §504B.171 by: (be specific) _____

5. The landlord seeks judgment against the above tenant(s) for restitution of said premises plus costs and disbursements herein.

1. (Name) James Verification and Affidavit of Non Military Status being sworn/affirmed, state that I am the plaintiff/agent/attorney in this action, that I have read the complaint and that it is true to the best of my knowledge; that tenant(s) is/are not now in the military service of the United States, to the best of my information and belief.

Dated: 8/29/2011

Signature (Sign only in front of notary public or court administrator)
Name: James Sweetwood
Address: 5537 Dupont Ave S
City/State/Zip: Minneapolis 55419
Telephone: (612) 922-7910

Sworn/affirmed before me this 29 day of August 2011
Notary Public / Deputy Court Administrator