

## LANDLORD SOLUTIONS SAN DIEGO FEE SCHEDULE

### Flat Rate Fees

**Flat Rate: Full Unlawful Detainer Action** **\$6,000.00**

Our Flat Rate includes preparing, filing, and serving: (1) Initial Unlawful Detainer Lawsuit; (2) Application for Order to Serve Summons by Posting and Mailing; (3) Request for Trial and/or Request for Default; (4) Plaintiff's Exhibits and Witness List; (5) Trial, Default, or Stipulated Judgment; (6) Writ of Execution for Possession; and (7) Sheriff's Lock-Out Instructions (including Sheriff's Lock-Out Fee). Our rate also includes Bench Trial appearances by one of our attorneys.

***This fee is paid in three installments of \$2,000.00 the first is due and payable upon execution of steps 1 and 2, The second payment is due and payable once steps 3 is initiated, and the final payment is due when step 6 is started.***

***Not Included and Billed Separately: Jury Trials, Discovery Practice, Motion Practice, Supplemental Service of Process Efforts, Money Judgment***

**Flat Rate: Notice to Terminate Tenancy (Any Reason)** **\$350**

Our Flat Rate includes the preparation and service of a Notice to Terminate Tenancy, whether "For Cause" (Nonpayment of Rent, Lease Violations, Nuisance, etc.) or "No-Fault" (Owner Move-In, Withdrawal from Rent Market, Remodel/Demolition, End of Fixed Term, etc.).

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### Additional Fees

**Jury Trial** **\$250 / Hour**

This comprehensive hourly rate is designed to cover the extensive legal work involved from the initial stages of preparation through to the final verdict.

**Discovery Practice** **\$500 - \$1,500**

Prepare and review discovery responses including Depositions, Requests for Admissions, Request for Production of Documents, Interrogatories, and other discovery requests.

**Motion Practice: Demurrer** **\$500**

Our flat rate for demurrers covers all associated legal work and filings, as we recognize they are often frivolous but commonly encountered.

**Motion Practice** **\$250 / Hour**

Our hourly rate covers all motions (except Demurrers), including the time we spend on research, drafting, and appearing in Court.

**Money Judgment (for Default Judgments)** **\$500**

If default judgment for possession is entered by the Clerk, then additional work is required to obtain a money judgement.

**Supplemental Service of Process Efforts** **\$300**

Includes advanced attempts to serve parties who are evading service, such as stakeouts, multiple visit attempts, or service at alternative addresses.