

PLAINTIFF: DEFENDANT:	CASE NUMBER:
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### JUDGMENT—UNLAWFUL DETAINER PARTIAL EVICTION ATTACHMENT

8.  **Partial eviction.** A partial eviction is issued.
- a.  The court finds the following:
- (1) The proceeding involves a residential premises.
  - (2) The complaint includes a cause of action based on an act of abuse or violence against a tenant, a tenant's immediate family member, or a tenant's household member.
  - (3) Defendant (*name each*):  
has invoked Code of Civil Procedure section 1161.3(d)(2) as an affirmative defense.
  - (4) There is documentation evidencing abuse or violence against defendant (*name each*):  
  
or a member of their immediate family or household perpetrated by defendant (*name each*):

Based on the above findings, the court orders as follows:

- b. (1) Defendant (*name each*):  
is not guilty of an unlawful detainer and is not liable to landlord for any amount related to the unlawful detainer.
- (2)  To remain in the tenancy, the defendants must not permit or invite the perpetrator of abuse or violence to live in the dwelling unit.
- c.  Defendant (*name each*):  
is guilty of an unlawful detainer and is
- (1) ordered to be immediately removed and barred from the dwelling unit.
  - (2)  liable for damages, including holdover damages, court costs, lease termination fees, or attorney's fees, as provided in item 6.
  - (3)  permanently barred from entering any portion of the residential premises.
- d. The plaintiff is ordered to change the locks and to provide the remaining occupants with the new key.