

Hous. 8 – S: Demand to Landlord for security deposit disputed charges

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

Landlord: \_\_\_\_\_

Address: \_\_\_\_\_

\_\_\_\_\_

Dear \_\_\_\_\_:

I moved out of the rental property at \_\_\_\_\_,  
on \_\_\_\_\_. I do not agree with your charges against my security deposit in the  
amount of \$\_\_\_\_\_.

The law in North Carolina allows a landlord to charge against the security deposit  
damages that are not reasonable normal use. The cost of an item that is not reasonable  
normal use must reflect the age of the item to be replaced. I lived at the rental property  
for \_\_\_\_\_ years; therefore, the replacement value of \_\_\_\_\_  
\_\_\_\_\_ should reflect that amount of years.

Additionally, I do not agree with the charges for the item(s) \_\_\_\_\_  
\_\_\_\_\_ because (it is) (they  
are) the result of reasonable normal use. The charges against my security deposit should  
be \$\_\_\_\_\_.

Please mail the refund of my security deposit to me at the following address,

\_\_\_\_\_

\_\_\_\_\_.

Thank you for your attention to this matter.

Sincerely,

\_\_\_\_\_