



# Ntiab Tawm Tsev

Evictions

## Koj puas raug ntiab tawm tsev?

Yog ntxim tias koj yuav raug ntiab tawm tsev, nrhiav kev pab sai li sai tau. Yog koj tus tswv tsev twb ua ntawv foob ntiab tawm tsev lawm, tsev hais plaub yuav xa ntawv tuaj rau koj. Cov ntawv tsev hais plaub xa rau koj hu uas Ntawv Hu Tuaj Hais Plaub thiab Tsis Txaus Siab (Summons and Complaints). Yog hais tias koj txais ib Tsab Ntawv Hu Mus Hais Plaub thiab Tsis Txaus Siab Foob raug ntiab tawm tsev, daim ntawv no qhia txog ib co khoom koj yuav tsum paub.



### 1. Nrhiav tswv yim kev lij choj sai li sai tau.

Yog koj tau nyiaj tsawg, hu rau koj lub hoobkas legal aid. Koj nrhiav tau kev pab ntxiv, cov hoobkas legal aid thiab lwm yam kev pab hauv online ntawm [www.LawHelpMN.org/hm](http://www.LawHelpMN.org/hm). Koj tsis toobkas ib tus kws lij choj mus hais rooj plaub raug ntiab tawm tsev, tiamsis muaj ib tug zoo dua. Koj yuav tsum paub cov kev cai lij choj thiab cov cai koj muaj.

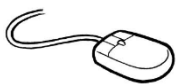
### 2. Mus hais rooj plaub kom raws sijhawm.

Yog koj mus lig ces koj yuav swb vim koj tsis tuaj. Mus hais rooj plaub txawm koj tsis muaj lus keb ces koj mam thov tsev hais plaub muab mus txog 7 hnub rau koj tsis tawm.

**Mus hais rooj plaub txawm koj tus tswv tsev tias tsis tas koj mus!**

### 3. Tsis teb los tau: Daim ntawv teb.

Nyob ntawm ib co nroog, nws pab tau yog koj sau ib daim ntawv teb. Hu koj lub hoobkas legal aid seb koj puas yuav tau sau ib ntawv teb hauv koj lub nroog. Koj mus nqa los muab tau daim ntawv teb ntawm koj lub tsev hais plaub lossis online. Rau [Daim ntawv teb](http://Daim ntawv teb) mus rau [www.mncourts.gov](http://www.mncourts.gov). (Ius Askiv xwb)



- Nias rau "Get Forms"
- Nias rau "Housing/Landlord-Tenant"
- Nias rau "Eviction Answer" (xaiv daim thoob xeev lossis nroog Hennepin daim ntawv)

Nqa 3 Daim ntawv teb luam mus hauv tsev hais plaub. Muab 1 daim rau koj tus tswv tsev, 1 daim rau tus kws txiav txim thiab 1 daim rau koj tus kheej.

#### 4. Yog koj tiv nyiaj nqi tsev,

Tej zaum muaj kev tiv thaiv koj txog lub Rau Hli 2022. Ntawm no yog txog kevcai tshwj xeeb tsim vim muaj kev kis kab mob COVID-19 thoob ntiaj teb. Saib peb daim ntawv qhia [COVID-19: Renters' Rights and the end of the Eviction Moratorium](#). Tom qab lub Rau Hli tej zaum koj yuav tau nqa **tag nrho** cov nyiaj tuaj nram tsev hais plaub, **ntxiv** nrog rau tej nqi lig uas koj tiv, tus tswv tsev qhov nqi ua ntaub ntawv thiab tus nqi pabcuam.

Nqi ua ntawv foob yog ib cheeb tsam \$280 mus rau \$300 nyob ntawm koj lub nroog. Tus nqi ua ntaub ntawv yog li ntawm \$30 mus rau ntau tshaj ntawd- tabsis yuav tsum tsim nyog. Tej zaum tsev hais plaub yuav muaj txog li 7 hnuv tom qab rooj plaub rau koj los them cov nqi, tabsis koj yuav tau nug. Tej zaum koj yuav tsum muaj tagnrho cov nyiaj xauj tsev nrog koj.

#### 5. Yog koj tsis them nqi tsev vim tsis kho tsev,

Tej zaum koj yuav tau them **tag nrho** cov nyiaj nqi tsev rau lub tsev hais plaub. Tus neeg ua haujlwm rau tus kws txiav txim mam li tuav rau koj txog thaum tus txiav txim los txiav txim siab. Yog koj muab nyiaj xauj tsev rau tus neeg ua haujlwm hauv tsev hais plaub, nws yuav tsum yog nyiaj ntsuab lossis daim tshev los tom tuam txhab nyiaj sau npe rau "District Court Administrator." Koj yuav tsis toobkas nyiaj ua ntawv lossis nqi lig. Hais kom tsev hais plaub txiav txim yuam kom kho tsev thiab muab ib co nyiaj rov qab rau lub sihawm koj nyob hauv lub tsev nrog cov teebmeem.

#### 6. Sim sib tham kom haum.

Saib seb sib tham puas haum nrog koj tus tswv tsev. Yog koj tiv nqi tsev, teem sijhawm them me ntsis ib zaug zuj zus. Yog sib tham haum, muab sau cia. Kom koj thiab koj tus tus tswv tsev yuav tsum xee npe. Nqa ntawv tuaj hauv tsev hais plaub hnuv tuaj hais plaub. Hais kom tsev hais plaub pom zoo daim ntawv. Tsis txhob hla es tsis tuaj hauv tsev hais plaub, txawm tias neb tham sib haum lawm. Yog tus tswv tsev tuaj hauv tsev hais plaub, thiab yog koj tsis tuaj, tej zaum tus txiav txim yuav txiav txim muab koj ntiab tawm tsev. Koj yuav tsum hais kom lawv muab rooj plaub tshem tawm hauv koj qhov keeb kwm thaum hais sib yeem.

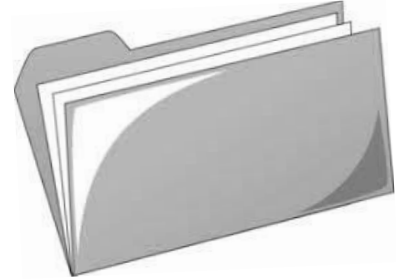


#### 7. Yog tsev hais plaub txiav txim kom sib tham sib khom, npaj tos.

Tej lub tsev hais plaub muaj cov neeg nruab nrab sim pab koj thiab koj tus tswv tsev sib tham sib khom kom haum rooj plaub. Yog neb sib tham haum yuav muab qhov cog lus sau cia rau koj thiab tus tswv tsev xee npe. Qhov cog lus yuav yog ib qho ntawm tus txiav txim txoj kev txiav txim thiab yuav hais tau kom koj ua raws li ntawd. Xav seb koj xav kom ua li cas rau koj rooj plaub ua ntej koj mus hauv tsev plaub es koj thiaj npaj tau yog tau mus sib tham sib khom. Tsis txhob lees ua tej yam koj ua tsis tau lossis yuav tsis ua. Koj hloov siab tsis tau txog qhov kev sib cog lus tom qab hais plaub tag. Yog koj tsis ua raws li cov lus cog tseg, muab koj ntiab tawm tsev tau.

## 8. Feem ntau, raug ntiab tawm tsev yuav nyob hauv koj keebkwm.

Plaub ntiab tawm tsev yog cov ntau ntau sawvdaws pom tau. Tuam txhab kuaj neeg xauj tsev sau qhia tawm txog raug ntiab tawm tsev mus txog 7 xyoo lossis tshaj. Yog koj swb rooj plaub ntiab tawm tsev, yuav muab tshem tawm (lwm tawm) mam nyuaj heev. Yog xav paub txog muab tshem tawm hau vntuab ntawv, saib peb daim ntawv tseeb [Tshem Tawm Rooj Plaub Raug Ntiab Tawm Tsev](#).



## 9. Hais kom tsev hais plaub muab rooj plaub tshem tawm ntawm koj qhov keebkwm.

Tshem tawm txhais tias muab lwm tawm kom tsis muaj leejtwg pom lawm. Yuav kom tshem tau tawm, lub tsev hais plaub yuav tsum pom tias:

- Tus tswv tsev rooj plaub “tsis muaj lus ntsiab lus lossis tsis muaj kevcai txhawb,”
- Tshem tawm yog “qhia tau meej tias zoo rau kev ncaj ncees,” thiab
- “kev ncaj ncees hauv txoj cai” tseem ceeb tshaj “kom pej xeem paub qhov keebkwm.”

Tsev hais plaub tsuas tshem tawm tau koj qhov ntiab tawm tsev yog tias tus kws txiav txim xav tias tus tswv tsev ua ntawv yuam kev tuaj foob rooj plaub thiab nws tsis ncaj ncees yog cia nyob hauv koj qhov keebkwm. Tej yam piv txwv yog:

- tsis muab tsev hais plaub cov ntawv rau koj raws kevcai
- tus tswv tsev tias koj tsis tau them nqi tsev, tabsis koj muaj pov thawj tias koj tau lawm
- tus tswv tsev ua pauj koj vim koj hais kom nws kho tsev puas
- tus tswv tsev tias koj ua txhaum daim ntawv xauj tsev, tabsis koj muaj pov thawj koj tsis tau
- koj yog tus neeg xauj tsev ib lub tsev poob rau tuam txhab nyiaj lawm tabsis tsis qhia koj ua ntej kom muaj sijhawm tsiv tawm.

Saib peb daim ntawv tseeb [Thaum Koj Tus Tswv Tsev Poob lub Tsev Txheej: Tsev Poob Rau Tuam Txhab Nyiaj thiab Daim Ntawv Coq Lus Yuav Tsev “Contract for Deed” Raug Tshem Tawm..](#)

**Muab tshem tawm yog ib qho tseem ceeb yuav tsum muaj nyob hauv koj daim ntawv hais sib yeem.** Ntau zaus tus tswv tsev yeej kam muab tshem tawm yog hais tias koj ua txhua yam koj hais tias koj yuav ua hauv daim ntawv hais sib yeem – xws li tsiv tawm lossis them koj cov nqi tsev thaum txog sijhawm.

## Cov Lus Nquag Keb Siv thaum Raug Ntiab Tawm Tsev

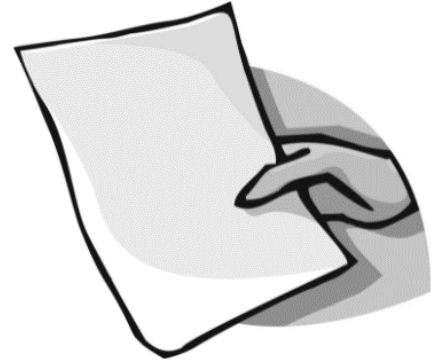
### “Kev tiv thaiv” yog dabtsi?

Koj mus saib tau tus tswv tsev rooj plaub foob koj txog dabtsi hauv lawv Cov Ntawv Tsis Txuas Siab Foob. Kev tiv thaiv raug ntiab tawm tsev yog cov kev vim li cas muab rooj plaub tso tseg tau. Koj qhia tau lub tsev hais plaub koj cov kev tiv thaiv los ntawm qhia tus kws txiav txim plaub lossis sau daim ntawv Teb. Khij cov kev vim li cas uas qhia txog koj qhov teeb meem. Ib co kev thiv thaiv niaj hnuv siv sau hauv qab no.

## **Txais Tsev Hais Plaub Cov Ntaub Ntawv (Kev Xa Ntawv – “Service”)**

- Minnesota kevcai hais tias koj tus tswv tsev yuav tsum muab/xa ntawv hais plaub rau koj kom raws txoj kev yog. Yog tus tswv tsev tsis xa rau koj raws txoj kev yog, koj hais tau kom muab rooj plaub lawb thiab tshem tawm (tshem tawm).

Koj tus tswv tsev yuav tsum ua ntawv hauv tsev hais plaub tias nws muab/xa cov ntawv hais plaub li cas rau koj. Daim ntawv hu uas ntawv lav xa lawm. Koj tsis tau daim ntawv lav xa lawm. Koj hais kom tus ua haujlwm hauv tsev hais plaub muab rau koj saib.



- Tus tswv tsev yuav ua li cov kauj ruam no los muab/xa cov ntawv hais plaub rau koj:  
Ua ntej, nws yuav tsum muab cov ntawv hais plaub cob kiag rau koj. Nws yuav tsum sim tsawg kawg 2 hnuv txawv. Ib zaug yuav tsum yog nruab nrab ntawm 6 teev tsaus ntuj thiab 10 teev tsaus ntuj. Yog tus tswv tsev muab cov ntawv rau ib tug neeg nrog koj nyob hauv koj lub tsev los tau, tabsis tus neeg ntawv yuav tsum loj txaus los totaub nws. Yog muab/xa cov ntawv li no, “Kev Xa Ntawv” tas lawm.

Tab sis yog tus tswv tsev nrhiav tsis tau koj lossis muab/xa tsis tau cov ntawv, nws yuav tsum mus ua ib co kauj ruam ntxiv. Tus tswv tsev yuav tsum ua tagnrho cov no:

1. Tus tswv tsev yuav tsum ua daim ntawv hauv tsev hais plaub hu ua “ntawv lav nrhiav tsis tau.”
  2. Tus tswv tsev yuav tsum xa cov ntawv hais plaub tuaj rau koj qhov chaw nyob paub zaum kawg.
  3. Tom qab nws xa tas, nws yuav tsum ua daim ntawv “ntawv lav xa ntawv” hauv tsev hais plaub uas hais tias lawv xav cov ntawv hais plaub rau koj lawm.
  4. Tas ces tus tswv tsev yuav tsum mus tim qhov chaw nyob thiab muab cov ntawv hais plaub tso/lo rau ntawm lub qhov rooj.
  5. Ntxiv ntawv, tus tswv tsev yuav tsum ua daim ntawv “ntawv lav tso/lo rau qhov rooj” hauv tsev hais plaub.
- Koj yuav tsum txais tau cov ntawv hais plaub tsawg kawg 7 hnuv ua ntej hais rooj plaub.

Yog koj tus tswv tsis ua raws li cov kevcai xa ntawv nov, koj hais tau kom muab rooj plaub lawb thiab tshem tawm.

## **Nqi Tsev thiab Lwm Yam Nqi (Nqi Tsev Tsis Them)**

- Tej zaum koj tsis pom zoo qhov nqi tsev tiv yog pestsawg. Tej zaum koj yuav tau muab povthawj qhia tias yog pestsawg. Yog koj tau cov ntawv them nqi, nqa tuaj hauv tsev hais plaub.

- Yog koj muaj teebmeem txog kho tsev, hais kom tsev hais plaub txo tus nqi tsev. Nqa povthawj txog cov teebmeem, tus kuaj tsev cov ntawv sau, duab, timkhawv. Nqa povthawj qhia tias tus tswv tsev paub txog cov teebmeem. Nco ntsoov tias coob tug kws txiav yuav txim tsis mloog qhov lus keb no yog koj tsis nqa **tagnrho** cov nyiaj nqi tsev tuaj hauv tsev hais plaub.



- Tej zaum koj yuav tsis pom zoo cov nqi tus tswv tsev tsub. Saib koj daim ntawv xauj tsev seb cov nqi dabtsi sau rau hauv. Nqi siab tsis ncaj ncees rau them nqi tsev lig yog txhaum kevcai, txawm yog tias nws sau cia hauv daim ntawv xauj tsev. Cov nqi lig tsis pub ntau tshaj 8% ntawm cov nqi tsev koj tsis them lub hli ntawm.
- Yog koj tus tswv tsev txais ib feem ntawm qhov nyiaj nqi tsev koj tiv, tej zaum nws tso povtseg txoj cai los ntiab koj tawm tsev vim koj tsis them nqi tsev. Tabsis tej zaum koj daim ntawv xauj tsev hais tias tus tswv tsev txais tau ib feem nyiaj nqi tsev thiab tseem ntiab koj tawm tau. Saib koj daim ntawv xauj tsev!
- Tej zaum tsev hais plaub yuav muab sijhawm ntiv rau koj los them nqi tsev thiab lwm yam nqi. Thov kom muab 7 hnuv thiab piav tias vim li cas koj toobkas qhov sijhawm ntawd.

### **Ntawv Qhia Kom Tawm Tsev (“Tua Dhau” Tom Qab Ntawv Qhia Kom Tawm Tsev)**

Yog koj tsis tau ua txhaum koj daim ntawv xauj tsev thiab koj them nqi tsev tag lawm, tus tswv tsev yuav tsum xa daim ntawv kom tsiv tawm tsev raws kevcai. Yog tsis muab daim ntawv qhia sau rau koj kom raws sijhawm, qhov no yog ib qhov lus keb.

- Yog koj muaj daim ntawv xauj tsev, nws qhia tias sijhawm pestsawg yog “sijhawm qhia txaus.” Saib nws thiab nqa nws tuaj hauv tsev hais plaub.
- Txawm yog tias koj tsis muaj daim ntawv xauj tsev sau cia, tus tswv tsev yuav tsum muab daim ntawv sau qhia rau koj tsawg kawg ib hli thiab ib hnuv ua ntej hnuv kom koj tawm tsev. Piv txwv, yog tus tswv tsev xav kom koj tawm thaum lub Rau Hlis tim 30, koj yuav tsum txais daim ntawv sau qhia thaum lub Tsib Hlis tim 31 lossis ua ntej ntawd. Nqa daim ntawv qhia tuaj hauv tsev hais plaub.
- Tus tswv tsev muab ntawv qhia tawm tsev tsis tau yog nws ua pauj. Txhais tau tias pauj koj rau tej yam dabtsi. Piv txwv, yog tus tswv tsev muab ntawv qhia kom koj tawm tsev tsis dhau 90 hnuv tom qab koj hu tus kuaj tsev txog teebmeem kho tsev, ces xam tau tias daim ntawv qhia yog ua pauj.
- Yog tus tswv tsev kam txais lossis kom yuav tsum them nqi tsev tom qab hnuv koj yuav tsum tawm tsev, tej zaum nws tso povtseg txoj cai ntiab koj tawm tsev rau qhov tuav dhau.

## Ua Txhaum Ntawv Xauj Tsev (Tsis ua Raws Li Ntawv Xauj Tsev)

- Yog tus tswv tsev tias koj ua txhaum ntawv xauj tsev, nws yuav tsum muaj povthawj tias koj muaj daim ntawv xauj tsev sau cia lossis cog lus cia, tias koj ua txhaum daim ntawv xauj tsev lawm, thiab qhov txhaum daim ntawv xauj tsev yog “khoom” (tseem ceeb).
- Yog tus tswv tsev paub txog qhov ua txhaum daim ntawv xauj tsev tabsis txais nyiaj nqi tsev ntawm koj tom qab twb tshwm sim lawm, tej zaum nws tso povtseg txoj cai ntiab koj tawm tsev rau qhov kev txhaum ntawd.
- Tus tswv tsev sim muab tsis tau koj ntiab tawm tsev yog tias ua pauj, txawm yog tias ua txhaum daim ntawv xauj tsev lawm. Txhais tau tias pauj koj rau ib yam dabtsi. Piv txwv, yog tus tswv tsev ua ntawv ntiab koj tawm tsev tom qab koj hu tus kuaj tsev txog kev kho tsev, koj cam tau tias yog ua pauj
- Yog lwm tus sab nraud koj khoo tsis tau ua qhov kev txhaum, piav tias vim li cas nws tsis yog koj kev lav phij xauj. Tabsis nco ntsoov, feem ntau, koj yuav tsum lav phij xauj rau yam koj cov menyuum thiab qhua ua
- Yog koj muaj qhov xiam oob qhab uas pab ua qhov kev txhaum hauv daim ntawv xauj tsev, piav seb koj qhov xiam oob qhab cuam tshuam qhov kev txhaum li cas. Thov tus kws txiav txim hais kom tus tsev tswv ua “kev tsim nyog nyob tau” rau koj qhov xiam oob qhab thiab muab rooj plaub lawb.
- Yog koj qhov kev txhaum daim ntawv xauj tsev yog vim **sib ceg/ntaus hauv tsev, soj qab, hluas nkauj/raug ua phem, lossis yuam deev**, tej zaum koj tsis tau tawm tsev.
  - **Yog koj nyob hauv lub tsev pab them nqi xauj tsev**, hu rau koj lub hoobkas kws lij choj sai li sai tau! Saib peb daim ntawv tseeb [Cov Cai Pab Them Nqi Tsev rau Cov Neeq Raug Ua Phem Rau Hauv Tsev thiab Yuam Deev](#).
  - **Yog koj tsis nyob hauv lub tsev pab them nqi tsev**, txhaum kevcai yog koj tus tswv ntiab koj tawm tsev vim qhov kev txhaum los ntawm raug kev ua phem. Tabsis, yog tias tus tswv tsev Daim Ntawv Tsis Txaus Siab kuj sau cov kev ua txhaum tsis yog tshwm sim vim sib ceg/ntaus hauv tsev lossis yuam deev, rooj plaub mus txua ntxiv, tabsis tsuas yog hais txog lwm cov ua txhaum hauv daim ntawv xauj tsev xwb. Saib peb daim ntawv tseeb [Cov Neeq Raug Ntaus/Ua Phem Rau Hauv Tsev, Thab Zes, lossis Quab Yuam Deev: Koj Cov Cai Xaus Koj Daim Ntawm Xauj Tsev](#).



## Yog Koj Swb Hauv Tsev Hais Plaub

- **Yog koj xav tias tsev hais plaub ua yuam kev lawm**, koj muaj 15 hnuv los ua ntawv rov koj mus hais dua, Yog tus kws txiav txim qis yog tus txiav txim, koj muaj cai kom tus kws txiav txim siab muab rov los saib dua, tabsis koj yuav tsum ua kom sai. Nug tus neeg ua haujlwm hauv tsev hais plaub txog cov ntaub ntawv. Nrhiav tswv yim ntawm kws lij choj pab sai li sai tau.
- **Koj hais kom tsev hais plaub muab mus txog 7 hnuv rau koj tsiv tawm.** Qhia tsev hais plaub tias vim li cas koj toobkas 7 hnuv. Qhia lawv yog muaj menyuam yaus, neeg laus lossis neeg xiab oob qhab nyob hauv lub tsev. Koj yuav tsum thov lub sijhawm thiaj tau.
- **Tus tswv tsev tau daim ntawv txiav txim hu uas “Writ.”** Tus tswv tsev yuav tsum kom nroog tub ceevwm lossis tub ceevwm nqa tuaj rau koj lossis tso/lo rau ntawm koj qhov rooj. Daim “writ” muab 24 teev rau koj tsiv tawm. Yog koj tsis tawm, tus tswv tsev yuav teem hnuv twg kom tawm thiab thaum pestsawg teev nrog nroog cov tub ceevwm. Nroog cov tub ceevwm yuav tuaj nyob ntawm saib yog tus tswv tsev muab koj cov khoom tu thiab koj mus cia rau lwm qhov chaw. Muab koj cov khoom cia tau rau ntawm tsev lossis lwm qhov chaw tau.



Saib peb daim ntawv tseeb [Rov Mus Nga Khoom Tom Qab Koj Tsiv Tawm](#).

*Cov ntawv Qhia Tseeb yog qhia kom paub txoj kevcai xwb TSIS yog muab txwv yim txog txoj kevcai. Mus ntsib ib tug kws lij choj rau tswv yim. Tsis txhob siv daim ntawv qhia tseeb yog tias nws qub tshaj ib xyoos lawm. Nug peb txog cov hloov tshiab, daim ntawv qhia txog cov ntawv qhia tseeb, lossis lwm hom ntawv.*

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