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Demand Letter

Reference No: SAMPLE | Prepared Date: July 19, 2026

July 19, 2026

From:

Daniel R. Okafor
1122 Fig Street, Long Beach, CA 90813

To:

Coastal Property Management LLC
77 Harbor Plaza, Long Beach, CA 90802

RE: Demand for \$1,850.00 — Security Deposit Return

Dear Coastal Property Management LLC:

On May 30, 2026, I vacated the residence at 1122 Fig Street in good condition, consistent with the move-in inspection report. More than 21 days have passed since move-out and no itemized deduction statement or refund has been provided, as required under California Civil Code Section 1950.5.

Demand is hereby made for payment of \$1,850.00 within 14 days of the date of this letter. Payment should be sent to the address listed above, or arranged as otherwise agreed in writing between the parties.

I will pursue all available legal remedies, including a claim in small claims court, and may seek statutory damages as provided under California law.

Please treat this matter with the urgency it deserves. I look forward to resolving it without the need for further action.

Sincerely,

Daniel R. Okafor

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