This form is adapted from [Texas Tenants' Union](#) materials.

Lawsuit Petition for Violation of Privacy

You can use this form to file suit in justice court requesting actual damages and court costs. Justice court has a jurisdictional limit of $20,000. It is generally easier to represent yourself in justice court, cheaper to file the suit, and you get to trial more quickly. The form comes with instructions, but see [Sue Your Landlord](#) to learn how to file the lawsuit and try the case in justice court. See also how to file a suit [for free](#) if you are low income.

How to fill in the form:

1. The first blank at the top of the form is the Case Number or Cause Number. When you file, the court clerk will assign a number to the case and write that number at the top. You do not need to fill that blank in prior to filing the case.

2. On the right side at the top is the court information. Enter the county in which you are filing. Put the precinct number for the justice court in which you are filing. If there is more than one justice court in the precinct, put the place number. Not all precincts have place numbers.

Example:
Precinct 1, Place 2
Dallas County, Texas

Finding your precinct and place: You may be able to find your precinct online. You can also call a nearby justice court and give them the address of the property you are leasing. The court clerk will tell you which precinct the property is in. Some large precincts have more than one justice court location. In these precincts, each justice court has a different "place number." You may file the case in any "place" in your precinct. If there is more than one justice court in your precinct, pick the court that is easy to get to or the one that is friendliest to tenants.

3. Since you are bringing the suit, you are the Petitioner. Put your name in the blank for Petitioner at the top and in the Parties section.

4. The landlord is the Respondent. The landlord is usually the owner of the property. This is often different than the property manager. You have a right to know the name and address of the owner. See [Who owns the property?](#) to learn how to get this information. Remember that owners are often a business. Enter the landlord's name in the blank for Respondent at the top and in the Parties section.

5. Enter the Respondent's address in the Parties section. This is the address where a constable will serve the Respondent with court papers, so it is important to enter it fully and correctly. The easier it is for the constable to serve the court papers, the sooner you can get a hearing. See [Who owns the property?](#) to learn how to get the owner's address information.

6. Check the box next to each action the landlord or their employee took that invaded your privacy. You may add your own if the action is not listed.

Do not file this page.

This form is adapted from [Texas Tenants' Union](#) materials.

7. Sign and print your name. Enter your address, phone number, and email address.

8. Read over the form and make sure it is completely filled out. Then make two copies of the signed form. Take both copies and the original to the justice court for filing. The court will keep the original, keep one copy to serve on the Respondent, and return one to you with a file stamp for your records.

Check on the court's website or with the court clerk to learn if the constable successfully served the Respondent. The Respondent has two weeks after service to file an Answer, unless the 14th day falls on a weekend or a day on which the court closes before 5:00 pm. Once the Respondent files an Answer or their time to do so has passed, you can ask the court for a hearing.

For more information on proceeding with the case, see [Court Basics](#) on TexasLawHelp.

Do not file this page.

No. _____

_____)
Petitioner *(Your name)*)   In the Justice Court
)
        v.)   Precinct _____, Place _____
)
_____)   _____ County, Texas
)
Respondent *(Landlord)*

Petitioner's Original Petition

To the Honorable Judge of the Court:

      Petitioner files this original petition in the above-styled and numbered cause, and in support, shows the Court as follows:

I. Discovery

1. Petitioner intends to conduct discovery under Level 1.

II. Parties

2. _____, Petitioner, is a resident of the county of this Court, within Texas.
    (Your name)

3. _____, Respondent, may be served at the following address:
    (Landlord)

_____.
(Landlord's address)

III. Jurisdiction and Venue

4. The amount in controversy is within the jurisdictional limits of this Court, and venue is proper as the cause of action arose in the precinct and county of this Court within Texas.

IV. Facts

5. Petitioner leased premises from Respondent.

6. Respondent enters the leased premises in violation of the lease agreement.

7. Moreover *(mark all that apply)*:

Respondent does not give an appropriate advanced notice of the proposed entry within a reasonable time.

Respondent does not enter the premises for the reason given.

Respondent does not secure premises after leaving.

Respondent intends to harass or intimidate Petitioner.

Respondent does not leave a notice after entry.

Respondent is not entering the premises at request of Petitioner.

The lease contract does not authorize the Respondent to enter for any reason (or reason given by Respondent is not authorized in the lease agreement).

Respondent is not making repairs to the premises upon entry.

_____.

(Add any additional privacy violations)

V. Cause of Action

8. Respondent is liable to Petitioner for breach of contract. Respondent leased the premises to Petitioner for residential purposes and granted Petitioner exclusive possessory rights to the premises. Exceptions to Petitioner's exclusive possessory rights in the lease agreement, if any, are not applicable. Respondent's entry breached the Petitioner's privacy and exclusive possessory rights.

VI. REQUEST FOR RELIEF

9. Petitioner requests actual damages, court costs, and any other relief to which Petitioner is entitled.

Respectfully submitted,

_____   _____
Petitioner Signature *(Your Signature)*   Petitioner Printed Name *(Your Printed Name)*

_____
Petitioner Address *(Your Address)*

_____   _____
 Petitioner Phone *(Your Phone)*   Petitioner Email *(Your Email)*