

(2) THE OWNER AND THE LANDLORD, IF OTHER THAN THE OWNER, SHALL INFORM IN WRITING EACH TENANT WHO FIRST LEASES ANY PORTION OF THE PREMISES AS HIS RESIDENCE AFTER THE GIVING OF THE NOTICE REQUIRED BY THIS SUBSECTION THAT THE NOTICE HAS BEEN GIVEN. THE TENANT SHALL BE INFORMED AT OR BEFORE THE SIGNING OF LEASE OR THE TAKING OF POSSESSION, WHICHEVER OCCURS FIRST.

(3) A COPY OF THE NOTICE, TOGETHER WITH A LIST OF EACH TENANT TO WHOM THE NOTICE WAS GIVEN, SHALL BE GIVEN TO THE SECRETARY OF STATE AT THE TIME THE NOTICE IS GIVEN TO EACH TENANT.

(b) The notice shall be considered to have been given to each tenant if delivered by hand or mailed, postage prepaid, to the tenant's last known address.

(c) A tenant leasing any portion of the property as his residence at the time the notice referred to in subsection (a) is given to him may not be required to vacate the premises prior to the expiration of 180 days from the giving of the notice except for:

(1) Breach of a covenant in his lease OCCURRING BEFORE OR AFTER THE GIVING OF THE NOTICE; [or]

(2) Nonpayment of rent[.] OCCURRING BEFORE OR AFTER THE GIVING OF THE NOTICE; OR

(3) FAILURE OF THE TENANT TO VACATE THE PREMISES AT THE TIME THAT IS INDICATED BY THE TENANT IN A NOTICE GIVEN TO HIS LANDLORD UNDER SUBSECTION (E).

(d) [Any] THE LEASE TERM OF ANY tenant leasing any portion of the property as his residence at the time the notice referred to in subsection (a) is given to him and [whose] WHICH lease term would ordinarily terminate during the 180-day period [is entitled to have the term] SHALL BE extended [on the same terms and conditions] until the expiration of the 180-day period. THE EXTENDED TERM SHALL BE AT THE SAME RENT AND ON THE SAME TERMS AND CONDITIONS AS WERE APPLICABLE ON THE LAST DAY OF THE LEASE TERM.

(e) Any tenant leasing any portion of the property as his residence at the time the notice referred to in subsection (a) is given to him may terminate his lease, without penalty for termination upon at least 30 days' written notice to his landlord.

(f) The notice referred to in subsection (a) shall be sufficient for the purposes of this section if it is in substantially the following form-. AS TO RENTAL FACILITIES CONTAINING LESS THAN 10 UNITS, "SECTION 2" OF THE NOTICE IS NOT REQUIRED TO BE GIVEN.