



3ID Legal Assistance Office Newsletter

Volume 2, March 2024



“SOLDIER FIRST, LAWYER ALWAYS”

Welcome

- Welcome back to the latest edition of the 3ID Legal Assistance Newsletter. With PCS Season on the horizon, this edition of the Legal Assistance Newsletter will provide advice on avoiding common pitfalls during moves.

Best Practices During Moving Season

- **Consider if you need a Power of Attorney (POA).** A POA is a document that allows someone to legally “step into your shoes” and act in your name. Remember: with great power comes great responsibility. So, be sure that you only give a POA to a person whom you trust with your property and bank account. POA’s can be limited to only provide certain powers, called Special POA’s. Especially useful special POA’s include:
 - Shipping and Receiving Goods
 - Selling or Buying Property
 - Entering or Terminating Leases.
- **Terminate your residential lease.** Under the Servicemembers’ Civil Relief Act (SCRA), servicemembers may terminate their leases in certain situations. Generally, if you receive PCS orders or deployment orders for at least 90 days, you may terminate your lease any time after the date of your orders. Inform your landlord, in writing, that you are terminating your lease because you have been ordered to move. Include a copy of your orders or a letter from your commander. The lease will officially be terminated 30 days after the next rental payment is due. For example, if your monthly rent is due on the 1st of the month and you write to your landlord on the 15th of February, the lease will be terminated on March 31st.
- **Terminate your automobile lease.** The SCRA also applies to automobile leases, with minor differences. Generally, if you are deploying for 180+ days or PCS-ing from a CONUS location to an OCONUS location, you may terminate your automobile lease. Inform your lessor (the owner of the vehicle), in writing, that you are terminating your lease because you have been ordered to PCS OCONUS. Include a copy of your orders or a letter from your commander. You must return the vehicle within 15 days of delivering the written notice.
- **Protect your credit.** It is easy to forget about your Credit Score during a move. Therefore, we advise that you enroll in free Active Duty Credit Alerts with the three Credit Reporting Agencies: Experian, TransUnion, and Equifax. You may also consider freezing your credit. This provides an extra layer of security in the event someone tries to open a credit line in your name.

If you have inquiries or would like to schedule an appointment with one of our attorneys, please email us at: usarmy.stewart.forscom.mbx.fsga-legal-assistance-office@army.mil.

Disclaimer: These materials have been prepared for general informational purposes only, and are not legal advice. This information is not intended to create an attorney-client relationship, and receipt of it does not constitute an attorney-client relationship.

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