

NOTICE TO QUIT / EVICTION NOTICE

Date: _____

To: _____ [Tenant(s) Name]

Address of Property: _____

From: _____ [Landlord Name]

Landlord Address: _____

YOU ARE HEREBY NOTIFIED that:

TYPE OF NOTICE

___ PAY OR QUIT (Non-payment of Rent)

You owe \$ _____ in unpaid rent for the period of _____ to _____.

You must PAY the rent due or VACATE the premises within _____ days from receipt of this notice.

___ CURE OR QUIT (Lease Violation)

You have violated the following lease term(s): _____

You must CURE this violation or VACATE within _____ days from receipt of this notice.

___ UNCONDITIONAL QUIT (No Right to Cure)

Due to ___ illegal activity ___ severe violation ___ repeat violations

You must VACATE within _____ days. No opportunity to cure.

___ NO-CAUSE TERMINATION (Month-to-Month)

Your tenancy is terminated effective _____. You must vacate by this date.

CONSEQUENCES OF NON-COMPLIANCE

If you fail to comply within the time specified, the Landlord will commence legal eviction proceedings against you, which may result in: a court judgment, eviction by sheriff/marshal, damages, late fees, attorney fees, and a public eviction record affecting your future rental ability.

CONTACT

Questions or arrangements: Contact landlord at _____ / _____

LANDLORD SIGNATURE:

Signature: _____ Date: _____

Printed Name: _____

PROOF OF SERVICE

Date served: _____ Method: ___ Personal delivery ___ Posting + mailing ___ Certified mail

Served by: _____

DISCLAIMER: This template is for informational purposes only and does not constitute legal advice. Laws vary by state. Consult a licensed attorney before executing this agreement.