

Date: [Date]

To: [Tenant Name(s)]

Property Address: [Full Property Address]

NOTICE OF LEASE TERMINATION

Dear [Tenant Name],

This letter serves as formal notice that your lease agreement for the property located at [Property Address] is being terminated effective [Termination Date].

The reason for this termination is a material breach of your lease agreement, specifically the section regarding **Unauthorized Pets**. On [Date of Discovery], it was confirmed that you are keeping an animal on the premises without prior written consent from the Landlord.

According to Section [Section Number] of your lease: [Quote the specific pet policy clause here].

Under the terms of your lease and local landlord-tenant laws, you are required to vacate the premises no later than [Time] on [Move-out Date].

Prior to your departure, you must:

- Remove all personal belongings.
- Clean the property thoroughly, including professional carpet cleaning to remove pet dander or odors.
- Return all keys and access devices to the Landlord.
- Provide a forwarding address for the return of your security deposit, minus any deductions for damages or unpaid rent.

Failure to vacate the property by the date specified above will result in the commencement of legal eviction proceedings.

Please contact [Name/Phone Number] immediately to schedule a move-out inspection.

Sincerely,

[Landlord/Property Manager Name]

[Phone Number]

[Email Address]