

[Your Name]
[Your Address]
[Your Phone Number]
[Your Email]

[Date]

[Landlord's Name or Property Management Company]
[Landlord's Address]

RE: NOTICE OF LEASE TERMINATION DUE TO HEALTH AND SAFETY VIOLATIONS

Dear [Landlord's Name],

I am writing to formally notify you that I am terminating my lease agreement for the property located at [Your Address], effective [Date of Departure].

This termination is being exercised due to severe health and safety violations that have rendered the premises uninhabitable. Despite previous written notice(s) provided to you on [Date(s) of previous notice], the following issues remain unresolved:

- [Describe violation 1, e.g., Persistent black mold growth]
- [Describe violation 2, e.g., Lack of heat or running water]
- [Describe violation 3, e.g., Structural instability or pest infestation]

Under [State/Local] habitability laws, these conditions constitute a breach of the warranty of habitability. As you have failed to remedy these life-safety issues within the legally required timeframe, I am forced to vacate the premises to protect my health and safety.

Please contact me at the phone number listed above to schedule a final walkthrough and to return the keys. I expect a full refund of my security deposit in the amount of \$[Amount] within [Number] days, as required by law. Please send the deposit and any final correspondence to my forwarding address: [Your New Address].

Sincerely,

[Your Signature]

[Your Printed Name]