

DATE: [Current Date]

TO: [Tenant Name(s)]

ADDRESS: [Rental Property Address]

RE: FINAL WARNING BEFORE EVICTION - NOTICE TO PAY OR QUIT

Dear [Tenant Name],

This letter serves as a formal final warning regarding your failure to pay rent for the premises located at the address above. Our records show that your account is currently past due in the total amount of **#[Total Amount Owed]**.

This balance includes the following:

- Rent for [Month/Period]: **#[Amount]**
- Late Fees: **#[Amount]**
- Other Charges: **#[Amount]**

Despite previous notices, we have not received the full payment or a satisfactory response from you. This is your final opportunity to resolve this debt voluntarily.

REQUIRED ACTION:

You are hereby notified to pay the full amount of **#[Total Amount Owed]** within **#[Number]** days of receiving this letter. Payment must be made by **#[Payment Method, e.g., Money Order or Cashier's Check]** at **#[Address for Payment]**.

FAILURE TO COMPLY:

If payment is not received in full by **#[Deadline Date]**, your lease agreement will be terminated, and we will immediately begin formal eviction proceedings through the court system. This action may result in your forced removal from the property, a judgment for the amount owed, and a negative impact on your credit report and rental history.

Please contact us immediately at **#[Phone Number]** or **#[Email Address]** if you have any questions or to confirm that payment has been sent.

Sincerely,

[Landlord/Property Manager Name]
[Company Name, if applicable]
[Contact Address]