

Date: [Date]

To:

[Tenant Name]

[Tenant Current Address]

[City, State, Zip Code]

From:

[Landlord/Property Manager Name]

[Return Address]

[City, State, Zip Code]

RE: Denial of Security Deposit Dispute for Property: [Rental Property Address]

Dear [Tenant Name],

I am writing in response to your dispute regarding the security deposit return for the property located at [Rental Property Address], dated [Date of Tenant's Dispute Letter].

After reviewing your claims and re-evaluating our records, we have determined that the original deductions will remain unchanged. Your request for a refund of the disputed amount is denied for the following reasons:

- **Reason 1:** [Description of damage or cleaning beyond normal wear and tear]
- **Reason 2:** [Unpaid rent or utility charges, if applicable]
- **Reason 3:** [Reference to specific lease terms or state statutes]

Attached to this letter, please find the following supporting documentation:

- [Photographs of damages]
- [Invoices or receipts for repairs/cleaning]
- [Move-in/Move-out inspection reports]

As these damages exceed normal wear and tear, the charges are necessary to restore the unit to its original condition at the start of your tenancy.

At this time, we consider this matter closed. No further funds will be released from the security deposit.

Sincerely,

[Your Signature]

[Your Printed Name]