

NOTICE TO CURE LEASE VIOLATION OR QUIT

Date: [Date]

To Tenant(s): [Tenant Names]

Property Address: [Full Property Address]

DEAR TENANT(S),

This notice is to formally inform you that you are in violation of your residential lease agreement and the Homeowners Association (HOA) Rules and Regulations governing the premises.

DESCRIPTION OF VIOLATION:

On [Date of Incident/Observation], the following infraction was recorded:

[Insert detailed description of HOA rule violation, e.g., unapproved parking, noise complaint, trash cans left out, etc.]

LEASE PROVISION VIOLATED:

Section [Number/Title] of your Lease Agreement requires compliance with all HOA bylaws, covenants, and restrictions.

ACTION REQUIRED:

You are hereby required to remedy (cure) this violation by [Deadline Date/Time]. To cure this violation, you must:

[Insert specific steps to fix the issue]

NOTICE TO QUIT:

If the violation is not corrected by the date specified above, your lease will be subject to termination and/or legal action will be initiated to regain possession of the property. Any fines assessed by the HOA resulting from this violation will be charged to your tenant account.

Please contact the undersigned immediately to confirm this matter has been resolved.

Sincerely,

[Landlord/Manager Name]

[Phone Number]

[Email Address]