

## **NOTICE TO CURE BREACH OF LEASE OR QUIT**

Date: [Date of Notice]

To Tenant(s): [Tenant Names]

Rental Address: [Full Property Address]

### **RE: NOTICE OF IMPROPER WASTE DISPOSAL VIOLATION**

Dear [Tenant Names],

This notice is to inform you that you are in violation of your Lease Agreement dated [Lease Start Date] regarding the proper disposal of waste and trash at the premises.

#### **Description of Violation:**

On [Date/Time of Incident], the following violation was observed: [Describe issue, e.g., leaving trash bags in hallways, improper recycling, overflowing bins, or dumping large items]. This is a violation of Section [Number] of your Lease Agreement.

#### **Required Action:**

To cure this violation, you must perform the following by [Deadline Date]:

- Remove all improperly disposed waste immediately.
- Place all future refuse in the designated containers provided.
- [Additional required actions].

Failure to cure this violation by the date specified above may result in further legal action, which may include termination of your Lease Agreement and an eviction proceeding to recover possession of the premises.

Please contact the undersigned immediately if you have any questions regarding this notice.

Sincerely,

[Landlord/Manager Name]

[Phone Number]

[Email Address]

#### **Certificate of Service:**

I certify that a copy of this notice was delivered to the Tenant(s) on [Date of Delivery] via:

Personal Delivery

Certified Mail

Posted on Door