

NOTICE TO CURE LEASE VIOLATION OR QUIT

Date: [Date of Notice]

To: [Name of All Tenants]

Address: [Rental Property Address]

Unit Number: [Unit Number, if applicable]

RE: VIOLATION OF LEASE AGREEMENT - UNAPPROVED OCCUPANT

Dear [Tenant Names],

This notice is to formally inform you that you are in violation of your Lease Agreement dated [Lease Start Date] for the premises located at the address listed above.

DESCRIPTION OF VIOLATION:

It has come to the attention of Management that an unauthorized person, identified as [Name of Unauthorized Person, if known], is currently residing in the premises without prior written consent from the Landlord. This is a direct violation of Section [Number] of your Lease Agreement, which limits occupancy to only those persons named in the contract.

ACTION REQUIRED:

You are hereby notified to cure this violation within [Number of Days, e.g., 3 or 10] days from the date of this notice. To cure this violation, the unauthorized occupant must permanently vacate the premises.

FAILURE TO COMPLY:

If you fail to remove the unauthorized occupant or fail to vacate the premises yourself by [Deadline Date], legal proceedings will be initiated to recover possession of the property, terminate your lease, and seek any applicable damages and legal fees.

Please contact the undersigned immediately to confirm that the violation has been corrected.

Sincerely,

[Landlord/Manager Signature]

[Printed Name]

[Phone Number]

[Email Address]