

**NOTICE TO LEAVE THE PREMISES
(UNCONDITIONAL NOTICE TO QUIT)**

Date: [Current Date]

To Tenant(s): [Name of all adult occupants]

Property Address: [Full Address of Rental Unit]

NOTICE IS HEREBY GIVEN that your tenancy is terminated effective immediately. You are required to vacate the premises and deliver possession of the property to the landlord within [Number of days required by state law, e.g., 3 or 5] days from the date of service of this notice.

REASON FOR TERMINATION:

This notice is issued due to severe, intentional, or grossly negligent destruction of the property. Specifically, you have caused the following damage:

[Insert detailed description of the damage here]

This conduct constitutes a material and irreparable breach of your lease agreement and/or state law. Because of the severity of this damage, you are **not** being given the opportunity to repair the damage or cure this breach.

Failure to vacate by [Date and Time] will result in the commencement of legal eviction proceedings against you. You may be held liable for legal fees, court costs, and additional damages as permitted by law.

Sincerely,

[Landlord/Property Manager Name]

[Phone Number]

[Email Address]

PROOF OF SERVICE

On [Date], I served this notice by:

☐ Delivering a copy to the tenant personally.

☐ Leaving a copy with a person of suitable age at the residence.

☐ Posting a copy in a conspicuous place on the property (e.g., front door).

☐ Certified mail, return receipt requested.

Served by: [Name of Person Serving Notice]