

NOTICE TO VACATE / LEASE TERMINATION

Date: [Date of Notice]

To: [Tenant Name(s)]

Property Address: [Full Property Address]

Dear [Tenant Name],

This letter serves as formal notice that your lease agreement for the property located at [Property Address] is being terminated due to a material breach of the lease terms regarding unauthorized property alterations and physical damage to the premises.

Description of Violation(s):

- [Describe unauthorized alteration, e.g., removal of walls, painting without consent, etc.]
- [Describe specific damage caused to the property]
- Date(s) violation was discovered: [Date]

Under the terms of your lease agreement, specifically Section [Insert Clause Number], alterations to the premises are strictly prohibited without prior written consent from the landlord. Furthermore, you are responsible for maintaining the property in its original condition, excluding normal wear and tear.

Action Required:

You are hereby required to vacate the premises and return all keys no later than [Time] on [Date].

Failure to vacate the property by the aforementioned date will result in the commencement of legal eviction proceedings. You will also be held liable for the costs of restoring the property to its original condition, which may be deducted from your security deposit. If the cost of repairs exceeds the security deposit, legal action will be taken to recover the remaining balance.

Please contact me immediately at [Your Phone Number] to schedule a final move-out inspection.

Sincerely,

[Your Name/Landlord Name]

[Your Address]

[Your Phone Number]