

**NOTICE TO VACATE FOR ILLEGAL ACTIVITY
(UNCONDITIONAL NOTICE)**

Date: [Date of Notice]

To Tenant(s): [Tenant Names]

And all other occupants of the premises located at:
[Full Property Address]

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, e.g., 3] days of receipt of this notice. This notice is **unconditional**; you do not have the right to cure the lease violation or remain in the property.

REASON FOR TERMINATION:

You are in material and irreparable breach of your lease agreement and state law due to the following illegal activity occurring on the premises:

Engaging in or permitting illegal prostitution and/or related criminal activities.

Specific Incident Details (if applicable):

[Insert date/time/police report number or description of incident]

CONSEQUENCES:

Failure to vacate the premises by [Date] at [Time] will result in the immediate filing of an eviction lawsuit (Unlawful Detainer) against you. This action may result in a court judgment for possession, unpaid rent, court costs, and legal fees, and may negatively impact your credit and rental history.

Please remove all personal belongings and return all keys to the landlord upon departure.

Landlord/Agent Signature: _____

Landlord/Agent Name: [Name]

Address: [Landlord Address]

Phone Number: [Phone Number]

PROOF OF SERVICE

I, _____, declare that I served this notice on [Date] by:

- Delivering a copy to the tenant personally.
- Leaving a copy with a person of suitable age and discretion at the residence.
- Posting a copy in a conspicuous place on the property and mailing via certified mail.