

Date: [Date]

To: [Tenant Name]

Address: [Property Address]

City/State/Zip: [City, State, Zip]

RE: NOTICE TO VACATE FOR REPEATED LATE PAYMENT OF RENT

Dear [Tenant Name],

This letter serves as formal notice that you are required to vacate the premises located at [Property Address] by no later than [Date/Time].

This demand is being issued due to your habitual and repeated failure to pay rent on time. According to our records, rent has been paid late on the following occasions:

- [List Date 1]
- [List Date 2]
- [List Date 3]

Despite previous warnings and notices regarding these late payments, the pattern has continued, constituting a material breach of your lease agreement. Consequently, your tenancy is being terminated.

You are required to remove all personal belongings and return all keys to the landlord by the date specified above. Please ensure the property is left in a clean and undamaged condition.

Failure to vacate by the specified date will result in the commencement of formal legal proceedings to regain possession of the property, which may include a claim for legal fees and court costs.

Sincerely,

[Your Name/Landlord Name]

[Your Phone Number]

[Your Email Address]