

NOTICE TO VACATE FOR LEASE VIOLATION

Date: [Date]

To Tenant(s): [Tenant Names]

Property Address: [Full Property Address]

Dear [Tenant Names],

This letter serves as formal notice that you are in violation of your lease agreement dated [Lease Start Date]. Specifically, you are violating the clause regarding "Pets" by keeping an unauthorized animal on the premises.

Details of Violation: [Description of pet, e.g., brown dog, observed on date]

Under the terms of your lease and local landlord-tenant laws, you are hereby required to:

- Permanently remove the unauthorized pet from the premises by [Date/Time].
- OR, if you fail to remove the pet, you must vacate and surrender possession of the property no later than [Move-out Date].

Failure to comply with this notice will result in the commencement of legal eviction proceedings. This may include a lawsuit for possession of the property, damages, and legal fees.

If you have already removed the pet, please contact the undersigned immediately to schedule an inspection to verify compliance.

Sincerely,

[Landlord/Property Manager Name]

[Phone Number]

[Email Address]