

NOTICE TO QUIT FOR NON-COMPLIANCE

Date: [Date of Notice]

To: [Tenant Name(s)]

Address: [Rental Property Address]

Unit Number: [Unit Number, if applicable]

NOTICE OF LEASE VIOLATION: UNAUTHORIZED PET

Dear [Tenant Name],

You are hereby notified that you are in violation of your residential lease agreement dated [Lease Start Date] regarding the property located at the address listed above.

Specifically, you have violated the following provision(s) of your lease: **[Section Number/Clause regarding Pets]**. It has been observed or reported that you are keeping an unauthorized pet on the premises described as: [Description of Pet, e.g., Large brown dog].

ACTION REQUIRED:

You must remedy this violation by permanently removing the unauthorized pet from the premises no later than [Number of Days] days from the date of this notice, which is **[Deadline Date]**.

Failure to remove the unauthorized pet by the date specified above will result in further legal action, which may include the termination of your tenancy, an eviction filing in court, and the recovery of legal fees and damages as permitted by law.

If you believe this notice is in error, or if the pet has already been removed, please contact the undersigned immediately.

Sincerely,

[Landlord/Manager Name]

[Phone Number]

[Email Address]

Proof of Service:

I certify that a copy of this notice was delivered to the Tenant on [Date] via:

Hand Delivery

Certified Mail

Posted on the Front Door