

FINAL NOTICE TO VACATE PRIOR TO EVICTION PROCEEDINGS

Date: [Date]

To: [Tenant Name]

And all other occupants in possession of the premises located at:

[Full Property Address]

NOTICE IS HEREBY GIVEN that you are in material breach of your Lease Agreement and the Community Rules and Regulations. Specifically, you have failed to cure the following violation(s):

[Insert description of specific rule breach and previous dates of warnings/notices sent]

Despite previous notices and requests for compliance, the violation(s) persist or have occurred repeatedly, constituting a serious breach of your tenancy. As a result, the Landlord/Management has elected to terminate your right to possession of the premises.

DEMAND FOR POSSESSION:

You are hereby required to vacate the premises and deliver full possession to the Landlord on or before 11:59 PM on [Deadline Date]. All personal property must be removed and all keys returned to the management office by this time.

CONSEQUENCE OF NON-COMPLIANCE:

If you fail to vacate the premises by the date specified above, the Landlord will immediately commence formal eviction proceedings in a court of law to recover possession of the property, along with any applicable past-due rent, damages, court costs, and attorney's fees.

This is your **FINAL NOTICE**. No further warnings will be issued regarding this matter.

Sincerely,

[Landlord/Manager Name]

[Management Company Name]

[Phone Number]

[Email Address]

Proof of Service:

I, [Name of Person Serving], declare that I served this notice on [Date] by:

- Handing a copy to the tenant(s) personally.
- Leaving a copy with a person of suitable age at the residence.
- Posting a copy in a conspicuous place on the property (Front Door).
- Sending a copy via Certified Mail.