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Date: [Insert Date]

To: [Tenant Name]

Address: [Property Address, Unit Number]

City, State, Zip: [City, State, Zip Code]

RE: NOTICE TO VACATE / INITIATION OF EVICTION FOR UTILITY BREACH

Dear [Tenant Name],

This letter serves as formal notice that your tenancy for the premises located at [Property Address] is being terminated due to your failure to resolve a material breach of your lease agreement regarding utility services.

On [Date of Previous Warning], you were provided with a formal notice to cure the following violation(s):

- [Description of Breach, e.g., Failure to maintain electricity service / Unpaid water bill resulting in shut-off notice / Unauthorized tampering with meters]

As of the date of this letter, the required period to remedy this breach has expired, and the issue remains unresolved. Under the terms of your lease agreement and local landlord-tenant laws, maintaining essential utility services is a requirement of your residency.

Action Required:

You are hereby required to vacate the premises and return all keys to the landlord no later than [Move-out Date/Time].

If you fail to vacate the property by the date specified above, legal proceedings will be initiated immediately to recover possession of the premises, as well as any outstanding costs, legal fees, and damages as permitted by law.

Please contact the undersigned immediately to arrange a move-out inspection or if you have any questions regarding the return of your security deposit.

Sincerely,

[Landlord/Property Manager Name]

[Phone Number]

[Email Address]