

NOTICE TO CURE OR VACATE FOR UTILITY NON-COMPLIANCE

Date: [Date]

To: [Tenant Name]

Address: [Rental Unit Address]

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

Dear [Tenant Name],

This notice is to inform you that you are in violation of your lease agreement dated [Lease Start Date] regarding the maintenance and payment of utilities for the premises located at the address listed above.

NATURE OF VIOLATION:

As of [Date], the following utility service(s) have been disconnected or are not in your name as required by the lease: [List Utilities, e.g., Electricity, Water, Gas].

Under the terms of your lease agreement, specifically Section [Section Number], you are required to keep these utilities active and paid in full to prevent damage to the property and ensure habitability.

ACTION REQUIRED:

You have [Number of Days, e.g., 3] days from the receipt of this notice to cure this violation by:

- Providing proof that the utility accounts have been restored and placed in your name.
- Paying all outstanding balances to the utility provider to ensure continuous service.

NOTICE TO VACATE:

If you fail to cure this violation by [Deadline Date], your lease will be terminated. You will be required to vacate the premises and return the keys to the landlord by [Move-out Date]. Failure to comply will result in the commencement of legal eviction proceedings.

Please contact [Landlord/Manager Name] at [Phone Number] immediately once the utilities have been restored.

Sincerely,

[Landlord Name/Signature]

[Address]

[Phone Number]

Proof of Service:

I certify that a copy of this notice was delivered to the tenant via: [Hand Delivery / Certified Mail / Posting on Door] on [Date].