

State of _____

LANDLORD'S NOTICE OF TERMINATION

_____, 20____

VIA

- Personal Delivery**
- Substituted Delivery**
- Posted Delivery**
- First Class Mail**
- Registered Mail**
- Certified Mail**
- Other:** _____

Tenant: _____

Property Address: _____

To Tenant Listed Above:

This letter serves as notice to you that the lease agreement dated _____, 20____ for _____ [Property address] (the "Lease") will terminate (Check one) before the expiration of at the end of the lease term on _____, 20____ (the "Termination Date"). As such, you and any others still in possession of the property must vacate the property by ____:____ AM/PM on such date. The Lease is being terminated because: (Check one)

- I am choosing not to renew the lease agreement
- You remain delinquent in your lease payments
- I am selling the property
- You have violated a term in the lease agreement
- You are choosing not to renew the Lease
- A natural disaster has made the property uninhabitable
- You have been called to active military duty
- Other: _____

All terms and obligations of the Lease shall remain in full force and effect through the Termination Date including but not limited to the payment of rent and, if applicable, your obligation to schedule movers, provide insurance and pay any fees associated with your move-out. State law may provide for your recovery of abandoned property (personal property you leave at the property after the Termination Date), but those rights, if any, are limited and there may be additional costs to recover abandoned property. Also, we reserve the right to advertise and show the property during reasonable hours.

Security Deposit (Check if applicable)

Upon your full compliance, your security deposit will be returned to you in accordance with the terms of the Lease and applicable state and local law, pending any necessary deductions for damage or unpaid rent.



As provided by you, the unapplied security deposit and all notices will now be forwarded to:
_____ [Name and address]

Please contact me if you have any questions or need further information.

Signature

Landlord: _____

Address: _____

Telephone number: _____

Email: _____



PROOF OF SERVICE

I, the undersigned, being at least 18 years of age, declare under penalty of perjury under the laws of the State of _____ that I served a true copy of the attached Notice of Termination as follows:

Date: _____

Name: _____

Address: _____

Method of Service:

- Substituted Delivery
- Personal Delivery
- Posted Delivery
- First Class Mail
- Registered Mail
- Certified Mail

Signed by: _____

Print Name: _____

Date: _____



ACKNOWLEDGEMENT OF NOTARY PUBLIC

State of _____)

)

County of _____)

On this day, personally appeared before me, _____, to me known to be the person(s) described in and who executed the within instrument, and acknowledged that they signed the same as their voluntary act and deed, for the uses and purposes therein mentioned.

Witness my hand and official seal hereto affixed on this day of _____, 20____.

Signature

Notary Public

My Commission Expires: _____

