

SENT VIA CERTIFIED MAIL - RETURN RECEIPT REQUESTED

Date: [Insert Date]

[Recipient Name]
[Recipient Address]
[City, State, Zip Code]

RE: FINAL WARNING - Notice to Remove Encroachment on Easement at [Property Address/Description]

Dear [Recipient Name],

This letter serves as a final formal demand regarding the unauthorized encroachment located on the easement at [Describe Location]. As previously communicated on [Dates of Previous Notices], your [Describe Encroachment, e.g., fence, shed, structure] is currently obstructing a recorded easement held by [Your Name/Entity Name].

Despite prior requests to clear this area, the obstruction remains. This encroachment interferes with the legal rights granted under the easement, including but not limited to [access, maintenance, utility operations].

DEMAND IS HEREBY MADE that you remove the aforementioned encroachment and restore the easement area to its original condition at your own expense no later than [Insert Deadline Date].

Failure to comply with this final demand by the specified date will result in immediate further action, which may include:

- Commencement of legal proceedings to obtain an injunction;
- Physical removal of the obstruction by [Your Name/Entity Name] at your sole expense;
- Claims for monetary damages and legal fees.

Please govern yourself accordingly. This is your final notice.

Sincerely,

[Your Signature]
[Your Printed Name]
[Your Phone Number]
[Your Email Address]