

Date: [Date]

From:

[Your Name]

[Your Address]

[Your City, State, Zip Code]

[Your Phone Number]

To:

[Recipient Name/Property Owner Name]

[Recipient Address]

[Recipient City, State, Zip Code]

RE: NOTICE TO CEASE AND DESIST EASEMENT ENCROACHMENT

Dear [Recipient Name],

I am writing to formally notify you that you are currently encroaching upon a recorded Right of Way easement located on my property at [Your Property Address/Legal Description].

Specifically, it has been observed that the following structure(s) or activity(ies) are interfering with the easement: [Description of encroachment, e.g., a fence, shed, debris, or permanent landscaping].

As per the property deed and local land records, this easement is designated for [State purpose of easement, e.g., utility access, ingress/egress, or drainage]. Your current use of this area obstructs the intended purpose of the easement and violates my property rights.

Demand is hereby made that you:

- Immediately cease all unauthorized activity within the easement area.
- Remove the encroaching structure(s) or obstruction(s) no later than [Date].
- Restore the land to its original condition.

Failure to comply with this request within the timeframe specified may result in further legal action to protect my property rights, including seeking an injunction and recovery of legal fees and costs.

Please contact me in writing by [Date] to confirm that you will take the necessary steps to resolve this matter.

Sincerely,

[Your Signature]

[Your Printed Name]