

NOTICE TO QUIT FOR NON-PAYMENT OF RENT / BREACH OF LEASE

Date: [Current Date]

To: [Tenant Name]
[Tenant Business Name]
[Property Address]
[City, State, Zip Code]

Dear [Tenant Name],

This notice is to formally advise you that you are currently in default of your commercial lease agreement dated [Lease Start Date] for the premises located at [Property Address].

You are in violation of the lease for the following reason(s):

- ☐ Non-payment of rent in the amount of \$[Amount Due].
- ☐ Breach of lease terms, specifically: [Description of Breach].

In accordance with the terms of your lease and state law, you are hereby notified to take one of the following actions within [Number of Days] days of receiving this notice:

1. Cure the default by paying the full amount due or correcting the specified breach.
2. Vacate the premises and surrender possession of the property to the Landlord.

Failure to comply with this notice will result in the commencement of legal proceedings to regain possession of the premises, recover unpaid rent, and seek damages as permitted by law.

Please govern yourself accordingly.

Sincerely,

[Landlord Signature]
[Landlord Name]
[Landlord Address]
[Phone Number]

Proof of Service:

I certify that on [Date], I served this notice by:

- ☐ Personal Delivery
- ☐ Certified Mail
- ☐ Posting on the Premise