

NOTICE OF DEFAULT AND RIGHT TO CURE

Date: [Date]

Via: [Certified Mail / Hand Delivery]

TO (Tenant):

[Tenant Name]

[Tenant Business Address]

[City, State, Zip Code]

FROM (Landlord):

[Landlord Name/Company]

[Landlord Address]

[City, State, Zip Code]

RE: Notice of Lease Default for Premises located at: [Property Address/Suite Number]

Dear [Contact Name],

Please be advised that you are in default of your Commercial Lease Agreement dated [Lease Date] for the premises mentioned above. This default is based on the following violation(s):

Nature of Default:

[Describe default here, e.g., Unpaid rent for the month of June in the amount of \$X,XXX.XX / Failure to maintain insurance / Unauthorized alterations.]

Pursuant to Section [Section Number] of your Lease Agreement, you are hereby notified that you have [Number] days from the receipt of this notice to "cure" or remedy this default.

Required Action:

To cure this default, you must take the following action(s) no later than [Deadline Date]:

[List specific actions, e.g., Pay the total outstanding balance of \$X,XXX.XX / Provide proof of insurance.]

Failure to cure the aforementioned default within the specified time period will result in the Landlord exercising all available legal rights and remedies. These remedies may include, but are not limited to, termination of the lease, repossession of the premises, and legal action to recover all damages and fees as permitted by law.

Please govern yourself accordingly.

Sincerely,

[Signature]

[Printed Name]

[Title/Capacity, e.g., Landlord or Property Manager]