

NOTICE TO QUIT FOR BREACH OF CONTRACT

Tenant Name(s):

Property Address:

Notice is hereby given that, pursuant to the Tenant-Landlord Rental Agreement by which you hold possession of the above described premises, you are in violation of the contract as follows:

| <u>Date of Violation</u> | <u>Nature of Violation</u> |
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As a result of this breach, I/we have elected to exercise the legal right to terminate our rental contract and you are hereby notified that you, your guests and all of your personal property must be removed from the premises on or before _____. If you fail to vacate the premises by that date, an unlawful detainer action will be filed to evict you as an unlawful holdover tenant and all other legal remedies to collect associated fees and reimbursements will be commenced against you. **If you are in doubt regarding your legal rights and obligations as a tenant, it is recommended that you seek legal assistance.**

Date: _____ Signed by: _____
Property Owner/Manager

PROOF OF SERVICE

I, the undersigned, being at least 18 years of age, declare under penalty of perjury that I served this Notice, of which this is a true copy, on the above-mentioned tenant in possession in the same manner as indicate below:

- I personally delivered a copy to the Tenant.
- I personally delivered a copy to a person of suitable age and discretion at Tenant's residence/business address and mailed a copy addressed to Tenant at his/her place of residence
- I affixed a copy of this Notice in a conspicuous place on the property and mailed a copy to Tenant at his/her place of residence.

Executed at _____ City, State of _____, this ____ day of _____, 20_____.