

NOTICE TO VACATE

TO Resident(s):

and all other occupants.

Date

FROM (Owner):

**Re: Notice to Vacate under the TAA Lease (the "Lease")
between Resident(s) and Owner named herein**

ADDRESS:

(Street address and dwelling unit number, if applicable)

(City, State, Zip)

Dear Resident(s):

1. Reason for this Notice:

- You are currently delinquent or late in paying Rent and were previously delinquent or late in paying Rent before the month in which this notice is given; **OR**
- You are currently delinquent or late in paying sums other than Rent due under the Lease (such as late fees, utilities, or other charges not included in Rent); **OR**
- You have violated the Lease as follows: _____

2. Unconditional Demand for Possession: Because you defaulted under the Lease, your right of possession of the leased premises is terminated. Demand for possession is hereby made.

You must vacate the leased premises within _____ day(s) from the date of this notice (if this is not filled in, then it will be 1 day). If you fail to vacate within that time, we may file a forcible detainer (eviction) action against you in Justice Court.

3. Additional Notice. You remain responsible for all Rent and other amounts owed under the Lease. Our delay or decision not to file an eviction immediately does not waive any rights of the Owner. Unless otherwise indicated, the term "Rent" as used in this notice is as defined by the Lease and the term "leased premises" as used in this notice is the apartment or other dwelling identified in the Lease.

Signature of Owner or Owner's representative

Printed name

Phone number

Email address