

NOTICE OF TERMINATION BY TENANT
(Section 17(2) of the Residential Tenancies Act)

TO:

Name of Landlord or Agent: _____

Address of Landlord or Agent: _____

REGARDING:

Address of Rental Unit: _____

TAKE NOTICE THAT I am/we are terminating my/our tenancy (delete if renter) of the rental unit above noted rental unit effective _____.

(Delete the following paragraph if there is no specific reason for termination such as a prior written agreement of the tenancy agreement by the landlord for a campsite.)

I/We are terminating the tenancy for the following reasons (s) _____
(Give the reason(s) for termination.)

SAMPLE PREVIEW

with effect from _____.

Signed by Tenant: _____ Date _____

of _____

where the parties have agreed in writing for a longer notice period, the tenant must give notice to the landlord as follows:

- If the rental premises are a mobile home site, not less than 1 month.
- If the premises are rented for a fixed term, not less than 2 months before the end of the fixed term.
- If the premises are rented from month to month, not less than 1 month.
- If the premises are rented from week to week, not less than 1 week.

For a material breach of the tenancy agreement by the landlord, 1 month for fixed term, month to month tenancy or mobile home site, and 1 week for week to week tenancy.

If the landlord fails to keep the premises fit for habitation, the Notice of Termination is effective immediately.

Where notice of more than one month is required, the tenant may terminate the tenancy by giving one month's notice, ACCOMPANIED BY EVIDENCE, in the event of (i) ill health, the tenant's income is reduced; (ii) ill health of a person who is providing financial assistance toward paying the rent; (iii) ill health of a family member requiring the tenant to relocate to care for that family member; (iv) the tenant being admitted to a nursing home or similar facility as a permanent resident; (v) the death of the tenant.

SERVICE OF NOTICE

On _____, 20____ I served an original executed copy of this Notice of Termination on the landlord in the following manner: (*check only one*)

- _____ by giving it personally to the landlord;
- _____ by giving it to a person 16 years of age or older who apparently lives with the landlord;
- _____ by posting it in a conspicuous place on the landlord's premises;
- _____ by placing it in the landlord's mailbox or under a door in the landlord's premises;
- _____ by sending it to the landlord by registered mail, express post, prepaid, at the following address: _____
- _____ by delivering it personally to a director, manager or officer of the landlord (*if landlord is a company*);
- _____ by having it delivered to the landlord by courier service at the following address: _____

Dated the _____ day of _____, 20_____.

Signature of Person who Served the Notice

Print Name

Retain a copy of this notice for your records.