

NOTICE OF BREACH OF RENTAL AGREEMENT

To: _____ (insert name of tenant)
_____ (insert address of tenant)

Re: Rental unit located at _____ (insert address of rental premises)

Pursuant to Section 5513 of the *Residential Landlord-Tenant Code*, you are hereby notified that you have breached the rental agreement dated _____ (insert date) between _____ (insert name of tenant as it appears on the agreement) and _____. (insert name of landlord as it appears on the agreement)

Specifically, this breach is:

(insert substantial details of the circumstance, and indicate that it is a breach)

If you commit a substantial breach within 1 year of receipt upon this notice as grounds for initiating an action for summary possession.

You are hereby required to remedy said breach by _____ (insert date), which is at least SEVEN (7) days after the date this notice is served on you.

(Choose one of the two following options and delete the one not chosen)

(insert this paragraph if chosen, otherwise delete) If you do not remedy the breach within the specified time period, I may terminate the above noted rental agreement and bring an action for summary possession.

(insert this paragraph if chosen, otherwise delete) If you do not remedy the breach within said 7 day time period and said breach can be remedied by cleaning, repairing or replacing a damaged item, I shall remedy said breach at my expense and provide you with a bill for the reasonable cost of remedying said breach, such bill being due and payable as additional rent immediately on your receipt.

I may be contacted at:

_____ (insert landlord's address)

_____ (insert landlord's phone number)

Dated the ____ day of _____, _____

(Landlord Signature)

(Landlord Name)

THIS IS A 2-PAGE FORM.