

**14 DAY NOTICE TO QUIT  
FOR NONPAYMENT OF RENT**

**HAND DELIVERED BY CONSTABLE**

Date \_\_\_\_\_

Tenant(s) \_\_\_\_\_

Unit # \_\_\_\_\_

Street \_\_\_\_\_

City, State, Zip \_\_\_\_\_

Your rent being in arrears, you are hereby notified to quit and deliver up in fourteen (14) days from your receipt of this notice the above described premises now held by you as my tenant.

The amount of rent owed by you is:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

If you fail to vacate, I shall employ the due course of law to evict you.

Signature \_\_\_\_\_

Landlord \_\_\_\_\_

Street \_\_\_\_\_

City, State, Zip \_\_\_\_\_

Phone \_\_\_\_\_

Cure Rights of Residential Tenant at Will

If you have not received a notice to quit for nonpayment of rent within the last twelve months, you have the right to prevent termination of your tenancy by paying or tendering to your landlord, landlord's attorney, or the person to whom you customarily

pay your rent, the full amount of rent due within 10 days after your receipt of this notice.

Cure Rights of Residential Tenant under Lease

If you are a tenant under an unexpired written lease, you have until the day the answer is due, in any action by your landlord to recover possession of the premises, to pay or tender to your landlord or to your landlord's attorney, all the rent then due, with interest and costs of suit, to prevent the termination of your lease.

Reservation of Landlord's Rights

Otherwise, all monies paid to the landlord after your receipt of this notice will be accepted as use and occupancy and not as rent, without waiving any right to possession of the premises, and without any intention of reinstating your tenancy or establishing a new tenancy.

You are hereby notified to bring this Notice at any trial for possession of the premises.

**Place the Officer's Return on the back of this notice**