VERMONT 30-DAY NOTICE (NON-COMPLIANCE)

In Accordance with § 4467

To: Tenant(s): _____

From: Landlord: _____

Address of Leased Premises: _____

Date of Signed Lease Agreement: _____

NOTICE IS HEREBY GIVEN that you are in breach of the Lease Agreement on the above described lease premises due to the following:

_____

_____

_____

_____

IF YOU FAIL TO CURE THE LEASE VIOLATION, **your Lease will be terminated** and you must surrender possession of the premises to Landlord. If you fail, within the **thirty (30) day** notice period, either to remedy the non-compliance, or to surrender possession of the premises, legal proceedings will be commenced against you to recover possession and to recover a judgment for the rent and damages for your unlawful detention of the premises, and all costs of court including attorneys' fees to the extend allowed by applicable law and/or the lease agreement. Surrender of the premises does not relieve you of liability for the outstanding balance of any unpaid rent.

The **thirty (30) day** notice period described herein shall expire at: _____ O'clock ☐ A.M. ☐ P.M., on the _____ day of _____, 20____.

LANDLORD RESERVES ALL RIGHTS AND REMEDIES UNDER THE LEASE AGREEMENT AND UNDER APPLICABLE LAW, INCLUDING BUT NOT LIMITED TO CONTRACTUAL DAMAGES FOR UNPAID RENT, AND NOTHING IN THIS NOTICE SHOULD BE CONSTRUED AS A WAIVER OR RELINQUISHMENT OF SAME.

If you have any questions, please call _____, at _____.

Signed, this line the _____ day of _____, 20_____.

Signature: _____

_____
Landlord/Lessor, or authorized agent

PROOF OF DELIVERY

A copy of this Notice was delivered to Tenant:

☐ - By hand
☐ - By registered/certified mail at the above address, which is:
  - The place designated by Tenant for receipt of communications;
  - Tenant's last known place of residence;
☐ - By posting prominently on the front door of the leased premises.

Notice delivered/mailed/posted by:

Signature _____

Name _____

Print Name _____

In his/her capacity as: ☐ Landlord/Lessor; ☐ Manager; ☐ Agent.

Notice delivered/mailed/posted on: _____ [date]