WEST VIRGINIA NOTICE TO QUIT

Date: _____ (mm/dd/yyyy)

To: _____ (Tenant Name(s))
From: _____ (Landlord / Agent Name)

Rental Address (the “Premises”):

Street: _____ Unit #: _____
City: _____ State: West Virginia

In accordance with your lease agreement signed on _____ (mm/dd/yyyy) and the laws mandated by the State of West Virginia, the recipient of this notice is hereby required to do the following within _____ (#) days after receiving said notice (check the appropriate box):

☐ - NON-PAYMENT OF RENT

Pay to the undersigned the rent for the Premises hereinafter described of which the total rent now due is (check all that apply):

☐ - Unpaid / Late Rent: $_____

☐ - Penalties / Late Fees: $_____

☐ - Other: $_____

Total amount due: $_____

☐ - LEASE / LAW VIOLATION

☐ - Remedy the violation, described as: _____. You shall notify the landlord within the notice period that the violation has been cured OR quit and deliver possession of the Premises.

☐ - Quit and deliver possession of the Premises due to an illegal act committed on the Premises consisting of _____; therefore, your tenancy is hereby **terminated**.

☐ - **MONTH-TO-MONTH TENANCY TERMINATION**

You are hereby notified that the tenancy will be terminated in _____ (#) days, effective _____ (mm/dd/yyyy).

The Tenant(s) agree(s) to arrange for all utilities to be turned OFF upon move-out. If the Landlord would like to transfer the accounts to their name, they should inform the Tenant(s) as soon as possible.

YOU ARE FURTHER NOTIFIED THAT if you fail to perform or otherwise comply with the demands in this notice, the Landlord may file legal proceedings and a judgment may be made against you. Any judgment may also include the Landlord's costs and attorneys' fees for filing an eviction action.

Landlord / Agent Signature: _____

CERTIFICATE OF SERVICE

I certify that on _____ (mm/dd/yyyy) I served this notice to _____ (Tenant / Recipient name) by:

☐ - Delivering it personally to the person in possession of the Premises.

☐ - Delivering it to the Premises to a member of the Tenant's family or household or an employee of suitable age and discretion with a request that it be delivered to the person in possession of the Premises.

☐ - Certified first-class mail addressed to the person in possession of the Premises.

Landlord / Agent Signature: _____