

**NOTICE OF SECOND NONCOMPLIANCE WITH
THE RENTAL AGREEMENT**
(Second 10 Day Noncompliance Notice)

Landlord:

Tenant(s):

AND ANY/ ALL OCCUPANTS:

You are hereby notified that the following acts and/ or omissions constitute the same or similar acts of material non-compliance and breach of your rental agreement, within the term of your lease, after the previous remedy of non-compliance:

1. _____
2. _____
3. _____
4. _____

Your right of occupancy under the rental agreement will terminate ten (10) days after receipt of this notice and your landlord may institute a special detainer action for possession. **YOU MUST VACATE WITHIN TEN DAYS.**

Pursuant to A.R.S. 33-1377, in addition to requesting possession of the Premises the landlord will be requesting all past due rent, reasonable late fees set forth in the written rental agreement, attorneys' fees and court costs.

If you remain in possession without the landlord's consent after the termination of the rental agreement and your holdover is willful and not in good faith, the landlord may recover an amount equal to not more than two months' periodic rent or twice the actual damages sustained by the landlord, whichever is greater, pursuant to A.R.S. §33-1375(C). If your failure to deliver possession of the premises is willful and not in good faith, the landlord may recover from you an amount not more than two months' periodic rent or twice the actual damages sustained by the landlord, whichever is greater, pursuant to A.R.S. §33-1362(C).

☐ Hand-Delivered this _____ day of _____, 20_____ to Tenant(s).

☐ Certified Mail this _____ day of _____, 20_____ to Tenant(s).

By: _____
Landlord's Agent

Tenant(s)