NEW YORK TEN (10) DAY NOTICE TO COMPLY

TO TENANT(S): AND ANY AND ALL OTHER OCCUPANTS IN POSSESSION OF THE PREMISES LOCATED AT:

City: , State: New York , Zip Code:

PLEASE TAKE NOTICE that you or others in possession of the premises have violated the rules of the premises or terms and conditions of your lease agreement in the following manner:

Total Balance Due: $ . Any payments accepted on or after the date of this notice shall not waive this notice or any subsequent eviction.

Please take notice that you and all other occupants must remedy the lease violations within ten (10) days by .

If you and all other occupants fail to correct the breach of the lease by the date specified above, you may be served a 30 Day Notice of Termination and your rental agreement shall be terminated.

Dated this day of , 20

*(Signature of Landlord) (Landlord’s Printed Name)*

*(Landlord’s Address, City, State, Zip Code)*

*(Landlord’s Telephone Number)*

**DECLARATION OF SERVICE OF NOTICE TO COMPLY**

I, , declare:

1. I am now, and at all times mentioned herein, a citizen of the United States, resident of the State of , over the age of eighteen years. I make this declaration based on my own personal knowledge. I am competent to testify to the matters herein.
2. On , 20 , at approximately am/pm, I served a Notice to Comply to the Premises located at:

 ,in County, New York by:

◯ a) personally handing a true and correct copy to , tenant under the Lease, (hereinafter the “Tenant”); **OR**

◯ b) personally handing a true and correct copy to , a person of suitable age and discretion who was then resident therein, accepting same on behalf of Tenant, and mailing a copy addressed to the Tenant; **OR**

◯ c) posting a copy of the Notice to Comply in a conspicuous location at the premises, there being no one of suitable age and discretion located on the premises and mailing a copy addressed to the Tenant.

I declare under penalty of perjury of the laws of the State of New York that the foregoing is true and correct.

DATED this day of , 20 , in the city of , state of New York.

 , Declarant

*(Signature)*

*(Print Name)*