

WYOMING THREE (3) DAY NOTICE TO COMPLY OR VACATE

TO TENANT(S): _____
AND ANY AND ALL OTHER OCCUPANTS IN POSSESSION OF THE PREMISES LOCATED
AT: _____
_____ City: _____, State: Wyoming, Zip Code: _____

PLEASE TAKE NOTICE that you or others have violated the terms of your rental agreement in the following manner:

- Intentionally or negligently destroy or damage the rental unit.
- Unreasonably refusing to allow the landlord access to the premises.
- Failure to maintain health / safety standards.
- Interferes with peace and enjoyment of other persons.
- Failure to vacate the premises when the lease term expired (overstayed lease).
- Violating any other terms of the rental agreement.

Remedy: Remedy the lease violation noted above by doing the following within three (3) days: _____

No Remedy: You and all other occupants must vacate the premises within three (3) days, by: _____.

Total Balance Due: \$_____. Any payments accepted on or after the date of this notice shall not waive this notice or any subsequent eviction, nor shall it create or reinstate tenancy.

If you and all other occupants do not comply or fail to move out and deliver possession of the premises by the termination date specified above, legal action may be taken to evict you from the premises and to recover all unpaid rent, costs for damages to the premises, if any, and any other remedies available under Wyoming law.

THIS NOTICE IS IN ACCORDANCE WITH WY Stat § 1-21-1204 & WY Stat § 1-21-1205.

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 OR VACATE**

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 or Vacate to the Premises located at:

_____, in _____ County,
Wyoming, by:

- a) personally handing a true and correct copy to _____, tenant under the Lease, (hereinafter the "Tenant"); **OR**
- b) posting a copy of the Notice to Comply or Vacate in a conspicuous place at the premises, there being no one at the premises.

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

DATED this ____ day of _____, 20____, in the city of _____, state of Wyoming.

_____, Declarant
(Signature)

(Print Name)