WISCONSIN FOURTEEN (14) DAY NOTICE TO VACATE

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

Violation: You breached your rental agreement more than once in a 12-month period in the following manner:

☐ Commits waste

☐ Breaches the same or any other covenant or condition of the lease:_____

_____

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.

Please take notice that you and all other occupants must move out and deliver possession of the premises to the undersigned Landlord within fourteen (14) days on _____.

If you and all other occupants 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 Wisconsin law.

THIS NOTICE IS IN ACCORDANCE WITH WI Stat § 704.17(2)(b).

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 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 Vacate to the Premises located at:
_____,in _____ County, Wisconsin, 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 or a family member (at least 14 years of age), who was
            then resident therein, accepting same on behalf of the Tenant, and mailing a copy
            addressed to the Tenant; **OR**

○   c) posting a copy of the Notice to Vacate in a conspicuous location at the premises, there
            being no competent persons or family members 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 Wisconsin that the foregoing is true and correct.

DATED this _____day of _____, 20_____, in the city of_____,
Wisconsin.

_____, Declarant

_____
(PRINT NAME)