

WISCONSIN FIVE (5) 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 in the following manner:

- Imminent threat of serious physical harm to other persons
- Criminal activity that threatens the health/safety or right to peace and enjoyment
- Drug related, criminal activity

Description of the criminal or drug related activity on the premises: _____

Date of Activity: _____ Description of the individuals engaging in the activity: _____

You and all other occupants may seek the assistance of legal counsel, a volunteer legal clinic, or a tenant resource center; and state that the tenant has the right to contest the allegations in the notice before a court commissioner or judge if an eviction action is filed. If you contest the termination of tenancy, the tenancy may not be terminated without proof by the landlord by the greater preponderance of the credible evidence of the allegation in the notice.

Please take notice that you and all other occupants must vacate and deliver possession of the premises to the undersigned Landlord within five (5) days on _____.

If you and all other occupants fail to move out 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(3)(m)(1).

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)