

### NOTICE OF TERMINATION FOR LEASE VIOLATION (OTHER THAN NON-PAYMENT OF RENT)

**Instructions** ▼

This *Notice* is commonly called a "10-Day Notice." However, the lease or local law may require a longer notice period.

Identify the tenants and their mailing address.

This *Notice* cannot be used to terminate a lease for non-payment of rent. For those cases, use the *Notice of Termination for Non-Payment of Rent* form.

Date: \_\_\_\_\_

To:

\_\_\_\_\_  
*Tenant Names*

And any unknown occupants.

\_\_\_\_\_  
*Street Address*

\_\_\_\_\_  
*Unit*

\_\_\_\_\_  
*City*

\_\_\_\_\_  
*State*

\_\_\_\_\_  
*ZIP*

In 1, describe the violation, and state when it happened.

1. You have violated your lease by: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

In 2, enter the address of the leased property.

2. Because you violated your lease, I am terminating your lease for the property located at:

\_\_\_\_\_  
*Street Address*

\_\_\_\_\_  
*Unit*

\_\_\_\_\_  
*City*

\_\_\_\_\_  
*State*

\_\_\_\_\_  
*ZIP*

**NOTE:** The lease or local law may give the tenant a right to correct the lease violation. If the tenant has this right, the landlord must inform the tenant of this right by checking the correct box in 3 below.

In 3, check 3a if the lease or a local law gives the tenant a right to correct the violation. Otherwise, check box 3b.

3. Correcting the violation (*check a or b*):

a.  You have the right to correct the lease violation. You must fix the violation described above within \_\_\_\_\_ days (*it must be at least 10 days*) or your lease will terminate when this period ends and I may file an eviction case against you.

b.  You do not have the right to correct the lease violation. Your lease will end in \_\_\_\_\_ days (*it must be at least 10 days*). If you do not move out of the property by the end of this period, I may file an eviction case against you.

After you finish this form, sign and print your name.

\_\_\_\_\_  
*Landlord or Agent Signature*

\_\_\_\_\_  
*Street Address*

Enter your complete current address, telephone number, and email address, if you have one.

\_\_\_\_\_  
*Print Your Name*

\_\_\_\_\_  
*City, State, ZIP*

\_\_\_\_\_  
*Telephone*

\_\_\_\_\_  
*Email*

**NOTE:** After this *Notice* is served, the person who serves this *Notice* should complete the *Affidavit of Service of a Demand or Notice* available at [illinoiscourts.gov/Forms/approved/](http://illinoiscourts.gov/Forms/approved/).