

**THREE (3) DAY NOTICE TO QUIT AND VACATE DUE TO
NUISANCE, WASTE, AND/OR UNLAWFUL ACTIVITY**

TENANT(s) Name; and
Any and All Other Subtenants/Occupants

Leasehold Address

Dear _____:

The undersigned on behalf of your LANDLORD, _____, hereby gives you notice to quit and deliver up possession of the leasehold premises you now occupy, commonly known as _____, _____, Washington on or before, but not later than, midnight _____, 20____. This notice is issued pursuant to your lease and RCW 59.12.030(5) due to _____

This conduct constitutes a nuisance, waste, and/or unlawful activity in derogation of your TENANT obligations.

It is alleged you are in violation of _____ which provides: _____

In case of your failure to terminate the leasehold property at the time and date set forth above, you shall be deemed in Unlawful Detainer of the premises. Failure to vacate the premises at the date and time set forth above will cause the commencement of legal action against you.

The consent of the LANDLORD in any instance to any variation of the terms of this lease, or the receipt of rent with knowledge of any breach, shall not be deemed to be a waiver as to any breach of any covenant or condition herein contained, nor shall any waiver be claimed as to any provision of your lease unless the same be in writing, signed by the LANDLORD or the LANDLORD's authorized agent. Your LANDLORD's acceptance of rent is not a waiver of any preceding or existing breach other than failure of TENANT(s) to pay the particular rental so accepted. If your lease term has not expired, vacation of your tenancy will not relieve you of your remaining lease obligations including your obligation to pay future unaccrued rent and monetary obligations. Your LANDLORD intends to enforce your lease agreement to the fullest extent allowed by law. **Intentional and/or malicious damage to a leasehold premises is punishable as a crime under RCW 9.A.** This notice is issued pursuant to RCW 59.12.030(5).

DATED this _____ day of _____, 20____.

LANDLORD/Agent