APARTMENT NAME

ADDRESS

CITY, STATE, ZIP

PHONE

DATE

**VIA HAND DELIVERY**

**AND U.S. MAIL**

Tenant Name(s)

Address

Apartment Number

City, State, Zip

Re: Notice of Default for Non-Payment of Rent

Dear (Tenant Name/s):

This notice is being sent to you pursuant to Tennessee Code Annotated § 66-7-109 and the terms of your lease agreement. You are in breach of your obligations under the lease agreement due to your failure to pay rent for the month(s) of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ in the amount of \_\_\_\_\_. Rent is due on the first day of the month, and the grace period for payment has expired. Please immediately contact the office to make arrangements to pay your balance.

**There are no federal or state laws that are intended to provide rent forgiveness or that will absolve you of your responsibilities under the lease agreement.** If your delay in paying rent is related to difficulties or hardships created by the COVID-19 pandemic, please contact management via phone or email as soon as possible to discuss your options and the implementation of a repayment plan. Management can be reached at (865) xxx-xxxx or \_\_\_\_\_@\_\_\_\_\_.com.

All payments of rent made after the date of this letter are accepted with a full reservation of the landlord’s rights to proceed hereunder.

Sincerely,

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Property Manager