

**TO:** \_\_\_\_\_ (Tenant full name(s))

**PROPERTY ADDRESS:** \_\_\_\_\_, Maryland

## 3-DAY NOTICE TO CURE VIOLATION OR QUIT

YOU ARE HEREBY NOTIFIED that you have violated the following covenant(s) of your rental agreement:

Violation (describe the breach and cite the lease clause):

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You are required to CURE this violation OR vacate and surrender possession within **3 DAYS** of service of this notice, excluding the day of service, weekends, and judicial holidays.

To cure, you must:

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Failure to cure or vacate will result in forfeiture of your lease and initiation of eviction proceedings.

Dated: \_\_\_\_\_

Landlord/Agent:

\_\_\_\_\_

Service method (check one): ☐ Personal delivery ☐ Certified mail ☐ Posted and mailed

*Governing statute: Md. Real Prop. § 8 (Landlord and Tenant). Template provided by EvictionRiskMap.com for informational purposes only, not legal advice. Verify current Maryland requirements (notice period, required content, and service method) before serving; a defective notice voids the eviction filing.*