**2nd WARNING NOTICE FOR RENT ARREARS**

To:  Shane Collins

This notice relates to your tenancy of the dwelling at 3 Dunvale Grove. You have failed to pay rent in accordance with your obligations under the Residential Tenancies Acts 2004 to 2016. The rent payment due on 1/6/2018 has not been paid in full. My banking records show that this is the sixth consecutive month, that you have failed to pay rent on the due date. I urge you to make your underpayment of rent amounting to e100 outstanding today, 8th June 2018. It is totally unacceptable to continuously make late or partial monthly payments, and to have to contact you each month regarding same.

If you fail to pay these rent arrears within 14 days I am entitled to terminate your tenancy by serving a Notice of Termination on you*.*

This notice is served on 11/06/2018 and a separate copy is also in the post.

Signed:

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

Landlord