

EVICTON NOTICE FOR FAILURE TO PAY RENT

From:

Kyesswa Nicholas
Landlord

To:

The Management
Love Uganda Foundation Orphanage
Tenant (Rental Property: Plot 565,
City of Kalagi-Nakifuma Nagalama Town Council)

Date: 01st January 2026

RE: EVICTION NOTICE DUE TO FAILURE TO PAY RENT ARREARS

I write to you as the lawful landlord of the premises you occupy to formally notify you of my decision to **terminate your tenancy and evict you** due to persistent **failure to pay rent**.

Despite prior demand, you have failed to clear outstanding rent arrears which accrued from **March 2025 to January 2026**, amounting to a total of **UGX 11,000,000 (Eleven Million Uganda Shillings Only)**, calculated at a monthly rent of **UGX 1,000,000**.

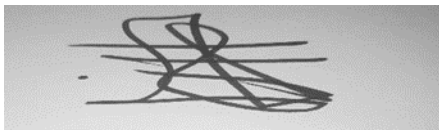
You are hereby given **Two (2) months' notice**, effective from **01st January 2026**, within which to **pay the full rent arrears** or **vacate and hand over vacant possession** of the premises **on or before 28th February 2026**.

TAKE NOTICE that failure to comply with this eviction notice within the stated period shall leave me with **no alternative but to institute legal proceedings** for your eviction and recovery of rent arrears **without further notice**. Any costs, damages, or legal expenses arising therefrom shall be borne by you.

This eviction notice is issued **without prejudice** to any other rights and remedies available to me under the law.

Kindly govern yourselves accordingly.

Yours faithfully,

A handwritten signature in black ink, appearing to be 'Kyesswa Nicholas', written over a light grey rectangular background.

Kyesswa Nicholas
Landlord