

**NOTICE TO QUIT POSSESSION**

To:  
TP2B Bakery, LLC  
d/b/a The Bakery by P2B  
69 Memorial Road  
West Hartford, CT 06107

I hereby give you notice that you are to quit possession or occupancy of the premises now occupied by you, which is Store No. C10, being approximately 3,000 square feet of Ground Floor Area specifically designated in that certain terminated Lease dated April 12, 2023, located at 69 Memorial Rd, West Hartford, CT 06107, on or before the **2<sup>nd</sup> day of February, 2024**, for the following reasons:

**VIOLATION OF THE LEASE**

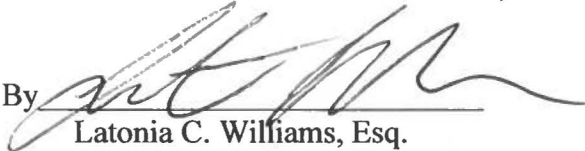
**NONPAYMENT OF RENT WHEN DUE FOR COMMERCIAL PROPERTY**

**YOU ORIGINALLY HAD THE RIGHT OR PRIVILEGE TO OCCUPY  
SUCH PREMISES BUT SUCH RIGHT OR PRIVILEGE HAS TERMINATED**

You are hereby notified that any payments tendered after service of this Notice to Quit Possession will be accepted for Use & Occupancy only and not for rent, with full reservation of rights to continue with the eviction action.

Dated at Hartford, Connecticut, this 19<sup>th</sup> day of January, 2024.

BLUE BACK CAPITAL PARTNERS, LLC

By 

Latonia C. Williams, Esq.  
Shipman & Goodwin LLP  
One Constitution Plaza  
Hartford, Connecticut 06103  
(860) 251-5000  
(860) 251-5218 (fax)  
Its Attorneys

State of Connecticut)  
  ) SS: Rocky Hill  
County of Hartford)

January 23, 2024

Then and by virtue hereof, and by direction of the landlord's attorney, on January 23, 2024, I left a true and attested copy of the original notice to quit possession at the usual place of business of the within named tenant and/or occupant, **TP2B Bakery, LLC d/b/a The Bakery by P2B, at 69 Memorial Road, West Hartford, CT 06107.**

And afterwards, on January 23, 2024, I left a true and attested copy of the original notice to quit possession with and in the hands of Amanda Kapuscinski, duly authorized to accept for Brian Silver, Esq., registered agent for service for the within tenant and/or occupant, **TP2B Bakery, LLC d/b/a The Bakery by P2B, at Silver & Silver, One Liberty Square, New Britain, CT.**

The within is the original notice to quit possession, with my doings thereon endorsed.

Fees:	
Pages	2.00
End.	1.50
Service	100.00
26 Miles	<u>17.03</u>
	\$ 120.53

Attest:



Douglas A. Conant  
Connecticut State Marshal