

## AGREEMENT FOR SALE

**THIS AGREEMENT** is made this \_\_\_\_\_ day of \_\_\_\_\_, by and between \_\_\_\_\_, hereafter called Seller(s), and \_\_\_\_\_, and/or assigns, hereafter called Buyer(s).

- 1) **Description of the Premises:** Seller(s) agrees to sell to Buyer(s) the premises located at:

Property Address and Description Written As Follows:

The description includes any fixtures, window and floor coverings, built-in appliances, draperies including hardware, shades, blinds, window and door screens, awnings, outdoor plants, trees, and other permanently attached items now on premises.

- 2) **Purchase Price:** The Seller(s) agrees to convey property to Buyer(s) for the cash sum of \_\_\_\_\_ (\$\_\_\_\_\_) with earnest money in the amount of \_\_\_\_\_ (\$\_\_\_\_\_) to be held in escrow as selected by Buyer(s).

The following terms are applicable to this contract:

- 1) Closing set on or before 30 days from date of this contract, however contract may be extended 15 days if Buyer(s) produces written explanation to Seller(s) for reasoning and is working in "due diligence" for completion of this agreement.
- 2) Property sold "as is" with no warranties implied or stated from Seller(s) unless otherwise stipulated in this agreement.
- 3) Upon default of this agreement, Seller(s) shall retain earnest money as his/her sole remedy without further recourse to Buyer(s) and/or assigns.
- 4) Seller(s) to provide Buyer(s) with key to access property solely for purposes such as evaluation of repairs needed, appraisal of said property for securing financing, and professional advisement on resell of property.
- 5) Seller(s) shall provide for clear title to convey property under terms of this agreement. In the event that seller can not produce clear title for conveyance, all earnest money will be refunded to Buyer(s) in full.
- 6) Buyer will inform seller of closing through verbal contact and/or written if necessary at least two business days before scheduled closing.
- 7) Any other possessions inclusive of furniture, appliances, or such not removed upon date of closing will become ownership of Buyer(s) unless provisions otherwise stated within this agreement.

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**Property** \_\_\_\_\_

8) Buyer will pay for the following closing costs \_\_\_\_\_  
\_\_\_\_\_

Seller will pay for the following closing costs \_\_\_\_\_  
\_\_\_\_\_

- Any other closing costs necessary for conveyance of property not outlined in this agreement will be responsibility of Buyer(s) to pay for at closing.

9) \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

10) \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Buyer \_\_\_\_\_ Initials \_\_\_\_\_ Date \_\_\_\_\_

Buyer \_\_\_\_\_ Initials \_\_\_\_\_ Date \_\_\_\_\_

Seller \_\_\_\_\_ Initials \_\_\_\_\_ Date \_\_\_\_\_

Seller \_\_\_\_\_ Initials \_\_\_\_\_ Date \_\_\_\_\_