

Exhibit "A"

1. Buyer agrees to pay seller \$_____. 00 net, at closing.
2. Buyer agrees to pay off and/or settle with all mortgages, liens, judgments and attorney fees.
3. Seller agrees to leave the property free and clear of trash and debris. In the event, the seller has not vacated the property as of the closing day, buyer reserves the right to keep the sellers proceeds at the Title Company until the purchaser has inspected the property.
4. Buyer will assess a \$500.00 clean up fee, if the property is not cleaned and trash remains. Each room shall be vacuumed or swept and all trash to be removed.
5. Seller agrees to provide the buyer a **7-day** "option" period to inspect the structural, mechanical and wood destroying insect conditions. During this period the all utilities shall remain on and buyer has the right to terminate and receive his/her earnest money back.
6. Contract is subject to financial partners' approval.

Seller's Signature:
SS#

Seller's Signature:
SS#

Buyer's Signature:

Buyer's Signature:

Date: _____