**Addendum to Contract #1**

This contract is contingent upon buyer’s inspection and approval of the property prior to transfer of title. Seller agrees to provide access to the buyer’s representatives prior to transfer of title for inspection, repairs, and to market the property.

Buyer to purchase property located at \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ under one of the following three options:

**Option #1:** Buyer to pay all cash and close within 14 days of acceptance at any time before the expiration of the contract \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, 20\_\_\_.

**Purchase price to be $\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ CASH**

**Option #2**: **Purchase price to be $\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

Buyer to pay $\_\_\_\_\_\_\_\_\_\_ down plus $\_\_\_\_\_\_\_\_ in earnest money, Seller to Carry 1st mortgage in the amount of $\_\_\_\_\_\_\_\_\_ at \_\_% Fully amortizing for \_\_\_\_ years with monthly payments in the amount of $\_\_\_\_\_\_\_\_\_\_/month and a \_\_\_\_\_\_\_ year balloon, \_\_\_\_ payments of $\_\_\_\_\_\_\_\_\_ =$\_\_\_\_\_\_\_\_\_\_ with a balloon payment of $\_\_\_\_\_\_\_\_\_\_\_\_\_. Total revenue after \_\_\_\_\_\_\_ years of payments $\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**Option #3**: **Purchase price to be $\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_**

Buyer to pay $\_\_\_\_\_\_\_\_\_ down, Seller Carry 1st Mortgage in the amount of $\_\_\_\_\_\_\_\_\_\_\_\_\_ at \_\_\_% fully amortizing, with monthly payments in the amount of $\_\_\_\_\_\_\_\_\_\_\_\_ Per month and a \_\_ year balloon of $\_\_\_\_\_\_\_\_\_\_\_\_. \_\_\_\_\_ Payments $\_\_\_\_\_\_\_ = $\_\_\_\_\_\_\_\_\_\_\_\_\_. Total revenue after \_\_\_ years is $\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_.

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

Seller(s) Printed name Date

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

Seller(s) Signature

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

Buyer Printed name Date

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

Buyer Signature