

LIGHTHOUSE REALTY

PROPERTY MANAGEMENT
& REAL ESTATE



REAL ESTATE PURCHASE AND SALE AGREEMENT

AGREEMENT: This Real Estate Purchase and Sale Agreement is entered into on _____ (“Effective Date”) by (Seller Name) _____ with mailing address _____ and between **LIGHTHOUSE REALTY (Buyer).**

WHEREAS the Buyer wishes to purchase the real estate from the Seller, and the Seller intends to sell the real estate to the Buyer under the terms and conditions of this Agreement.

PROPERTY: The real property is located at the street address of _____
City of _____, State of _____ is best described as the following: (check one)

- ☐ - Single-Family Home
- ☐ - Condominium
- ☐ - Planned Unit Development (PUD)
- ☐ - Duplex
- ☐ - Triplex
- ☐ - Fourplex
- ☐ - Other

WHEREAS the Buyer and the Seller represent and warrant that they have the legal capacity and authority to enter into this Agreement and perform their obligations.

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NOW, THEREFORE, in consideration of the mutual promises and obligations set forth herein, and upon other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Parties have agreed as follows:

SUBJECT OF THE AGREEMENT: Buyer agrees to purchase the Property for

\$_____ (US Dollars) via **All Cash Offer!**

No loan or financing of any kind is required in order to purchase the Property. Buyer shall provide Seller written documentation verifying sufficient funds to close no later than _____, 20____ by **5PM**. Seller shall have **three (3)** business days after the receipt of such documentation to notify Buyer, in writing, if the verification of funds is **not acceptable**.

If Buyer fails to provide such documentation, or if Seller finds such verification of funds is not acceptable, Seller may terminate this Agreement.

Failure of Seller to provide Buyer written notice of objection to such verification shall be considered acceptance of verification of funds.

Seller Signature: _____

Buyer Signature: _____