

Purchase Agreement

BUYER

SELLER

Buyer(s) agree(s) to buy and Seller(s) agree(s) to sell the following timeshare upon the terms stated herein;

Resort: _____

For the cash price of \$_____ plus transfer and settlement costs of approx. \$_____ for a total acquisition cost of: \$_____

The parties hereby designate **Timeshare Title, Inc.**, a timeshare settlement company, as their settlement and escrow agent and hereby instruct Timeshare Title, Inc. to prepare the appropriate Escrow instructions.

Deposits Received from *BUYER*: \$_____

Total Amount Due to be submitted to Timeshare Title, Inc. with contract acceptance: \$_____

Payment is to be made by **cashier check** and payable to: **Timeshare Title Escrow**.

*Escrow Funds held at Timeshare Title, Inc., at P.O. Box 3175, Sharon, PA 16146

The usage year _____ maintenance fees are Purchaser's responsibility and shall be reimbursed to Seller if already paid. Seller shall continue to keep maintenance fees current until closing. Seller warrants the timeshare being purchased has not been space banked, rented, or obligated in any manner for the usage year _____ and beyond.

SELLER discloses yearly maintenance dues/fees and taxes to be approximately: \$ _____ / year

BUYER and *SELLER* agree to complete purchase on or before _____ (allow at least 60 days after acceptance). If there are any terms that need to be addressed please include an addendum with both parties signature of acceptance.

Payment in full in the amount specified above accompanies the acceptance of this contract to Timeshare Title, Inc. In turn, the *SELLER* will take property off the market. All money is sent to Timeshare Title, Inc. to act as escrow agent only, as outlined in the attached Escrow Instructions, not a broker. The *BUYER* will pay the above sale price for *SELLER* to provide free and clear by way of Warranty Deed or Membership Agreement to the resort in this contract.

In the event of cancellation as a result of an action by the *BUYER*, *BUYER* understands that *BUYER* may be subject to a cancellation fee due to charges incurred by Timeshare Title, Inc. The balance of the deposit may also be forfeited to the *SELLER*. If the *SELLER* cancels the purchase, then the *SELLER* agrees to reimburse Timeshare Title, Inc. for any fees incurred related to the transaction.

Timeshare Title, Inc. reserves the right to extend contract, if needed to clear title or complete documentation.

*These amounts are estimated and actual amounts will be verified by the settlement agent and reflected on your final closing statement.

The undersigned hereby agree to the terms above, and by signing this contract all verbal agreements not put in writing have been nullified. We, as *BUYER* and *SELLER*, also understand that any additional terms need to be addressed in an addendum to this contract, attached and made a part hereof.

BUYER Date

SELLER Date

BUYER Date

SELLER Date