

1401174

SALES AGREEMENT

DATE: 10/24/2020
 BUYER(S): Ida Mae Bethea

ADDRESS: 89 09 162 ST JAMAICA NY 11432
 DELIVERY ADDRESS: 109 WOODVALLEY DRIVE ERWIN NC 28339
 TELEPHONE: (718) 658-7263 SALES PERSON FULL NAME: Ronnie Edwards

BASE PRICE:	<u>\$123,741.50</u>	Make: <u>CMH</u> Model: <u>57HRC28603AH21</u>
State Tax:	<u>\$2,938.86</u>	Year: <u>N/A</u> Length: <u>N/A</u> Width: <u>N/A</u> Stock#: <u>RSO</u>
Local Tax:	<u>\$0.00</u>	Serial No.: <u>ROC739119NCAB</u> New <input checked="" type="checkbox"/> Used <input type="checkbox"/>
1. CASH PRICE	<u>\$126,680.36</u>	TRADE: Make: <u>N/A</u> Model: <u>N/A</u>
LAND PURCHASE	<u>\$15,000.00</u>	Year: <u>N/A</u> Length: <u>N/A</u> Width: <u>N/A</u> Title #: _____
TITLE FEES	<u>\$56.00</u>	Serial No.: _____
FILING FEES	<u>\$110.00</u>	Amount owed will be paid by: <input type="checkbox"/> Buyer <input type="checkbox"/> Seller
2. TOTAL PACKAGE PRICE	<u>\$141,846.36</u>	Owed to: _____
Trade Allowance	<u>N/A</u>	OPTIONS: 14 Seer Heat pump installed. 2 Sets wood steps to code. Wire panel box to home for power. Plumb sewer up to 20 ft and Plumb up to 75 ft to water tap connection. Concrete foots pier and perimeter. Brick Foundation.
Less Amount Owed	<u>N/A</u>	SELLER RESPONSIBILITIES: Deliver and set per county code. Contractor permits. Concrete drive 60 ft 10 ft wide. Landscaping front yard, side yard and 30 ft of back yard.
Trade Equity	<u>N/A</u>	BUYER RESPONSIBILITIES: Anything additional requirements or changes outside the scope of work listed.
Cash Down Payment	<u>\$10,000.00</u>	<i>May not meet local codes and standards. New homes meet Federal Manufactured Home Standards.</i>
3. LESS ALL CREDITS	<u>\$10,000.00</u>	I UNDERSTAND THAT I HAVE THE RIGHT TO CANCEL THIS PURCHASE BEFORE MIDNIGHT OF THE THIRD BUSINESS DAY AFTER THE DATE THAT I HAVE SIGNED THIS AGREEMENT. I UNDERSTAND THAT THIS CANCELLATION MUST BE IN WRITING. IF I CANCEL THE PURCHASE AFTER THE THREE-DAY PERIOD, I UNDERSTAND THAT THE DEALER MAY NOT HAVE ANY OBLIGATION TO GIVE ME BACK ALL THE MONEY THAT I PAID THE DEALER. I UNDERSTAND ANY CHANGE TO THE TERMS OF THE PURCHASE AGREEMENT BY THE DEALER WILL CANCEL THIS AGREEMENT. ESTIMATED RATE OF FINANCING 5.99% NUMBER OF YEARS 23 ESTIMATED MONTHLY PAYMENTS \$925.02
4. REMAINING BALANCE	<u>\$131,846.36</u>	

Location	Type of Insulation	Thickness	R-Value
Floors	Fiberglass	7.00	R22
Exterior	Fiberglass	3.50	R11
Ceilings	Cellulose	11.00	R33

This insulation information was furnished by the Manufacturer and is disclosed in compliance with the Federal Trade Commission Rule 16CRF, SECTION 460.16.

Buyer(s) agree: (1) that the terms and conditions on page two are part of this agreement; (2) to purchase the above home including the options; (3) that they acknowledge receiving a completed copy of this agreement; (4) that all promises and representations made are listed on this agreement; and (5) that there are no other agreements, written or verbal, unless evidenced in writing and signed by the parties.

SELLER:	BUYER:
	<u>Ida Mae Bethea</u>
<u>10/24/2020</u>	<u>10/24/2020</u>
CMH Homes, Inc. d/b/a -	Signature of: <u>Ida Mae Bethea</u>
<u>CHARLIE PAGE</u>	
CLAYTON HOMES DUNN, NC 2001 W CUMBERLAND ST DUNN NC 28334	Signature of: _____
	Signature of: _____
	Signature of: _____

