

1440035

# SALES AGREEMENT

DATE: 8/17/2021  
 BUYER(S): Bret Wayne Miller

ADDRESS: 9513 HIGHWAY 27E BENSON NC 27504

DELIVERY ADDRESS: TBD HWY 27 E BENSON NC 27504

TELEPHONE: (919) 721-0666 SALES PERSON FULL NAME: Amanda Harris

**BASE PRICE:** \$137,571.20  
 State Tax: \$3,267.32  
 Local Tax: \$ .00

**1. CASH PRICE** \$140,838.52

**TITLE FEES** \$56.00  
 Federal Warranty Service Corporation \$854.93  
 (Including Sales Tax paid to State: \$55.93)

**2. TOTAL PACKAGE PRICE** \$141,749.45

Trade Allowance N/A  
 Less Amount Owed N/A  
 Trade Equity N/A  
 Cash Down Payment \$1,000.00

**3. LESS ALL CREDITS** \$1,000.00

**4. REMAINING BALANCE** \$140,749.45

Make: CMH Model: 57ROC28483AH21  
 Year: N/A Length: N/A Width: N/A Stock#: RSO  
 Serial No.: ROC741200NCAB New  Used

**TRADE:** Make: N/A Model: N/A  
 Year: N/A Length: N/A Width: N/A Title #: \_\_\_\_\_  
 Serial No.: \_\_\_\_\_

Amount owed will be paid by:  Buyer  Seller  
 Owed to: \_\_\_\_\_

**OPTIONS:** cleaning of home, positive grade up to 10ft from base of home, vapor barrier, permits for work provided,

**SELLER RESPONSIBILITIES:** deliver and set per code, HVAC split system 14 seer, int-ext trim out of home, plumbing to include 250ft tap, electric pedestal per code mounted to home, water tap, footers, brick underpinning, steps per code front and back, gutters front and back,

**BUYER RESPONSIBILITIES:** clear access to the property, zoning and perk test, septic system, electric and water account set up, post 911 address at road and front of home, any and all construction costs not listed on sales agreement

*May not meet local codes and standards. New homes meet Federal Manufactured Home Standards.*

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 6.25% NUMBER OF YEARS 23 ESTIMATED MONTHLY PAYMENTS \$888.43

Location	Type of Insulation	Thickness	R-Value
Floors	Fiberglass	7.00	22
Exterior	Fiberglass	3.50	11
Ceilings	Blown	10.50	33

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.

<p><b>SELLER:</b></p> <p style="text-align: right;">9/23/2021</p> <p>CMH Homes, Inc. d/b/a -</p> <p style="text-align: center;"><i>Kristi Wilkie</i></p> <p>CLAYTON HOMES SANFORD, NC                  1921 KELLER ANDREWS RD                  SANFORD NC 27330</p>	<p><b>BUYER:</b></p> <p style="text-align: right;"><i>Bret Wayne Miller</i> 8/17/2021</p> <p>Signature of: Bret Wayne Miller</p> <hr/> <p>Signature of:</p> <hr/> <p>Signature of:</p>
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