



SALES AGREEMENT

Buyer(s): EDGAR GARCIA AVILA

Phone #:

Address: 850 BARRON CT APT.K CARY NC 27511

Delivery Address: 186 SHADOW CREEK LN ERWIN NC 28339

Home Info		Trade Info		Pricing	
Make:	CAVALIER	Make:	N/A	Home Price	\$151,058.80
Model:	76CEA28563AH23	Model:	N/A	State Tax	\$3,587.65
Serial #:	CBG057167NCAB	Serial #:		Local Tax	\$0.00
Size:	Length: N/A Width: N/A	Size:	Length: N/A Width: N/A	Cash Price	\$154,646.45
Year:	N/A	Year:	N/A	LAND PURCHASE	\$15,000.00
Stock #:	RSO	Title #:		FILING FEES	\$90.00
<input checked="" type="checkbox"/> New <input type="checkbox"/> Used		Owed to:		Federal Warranty Service Corporation (Including Sales Tax paid to State: \$55.93)	\$854.93
		Amount owed will be paid by:		Total Package Price	\$170,591.38
		<input type="checkbox"/> Buyer <input type="checkbox"/> Seller		Trade Allowance	N/A
				Less Amount Owed	N/A
				Trade Equity	N/A
				Cash Down Payment	\$1,000.00
				Less All Credits	\$1,000.00
				Remaining Balance	\$169,591.38

Location	Type of Insulation	Thickness	R-Value
Floors:	Fiberglass	7.00	R22
Exterior:	Fiberglass	3.50	R11
Ceilings:	Blown Fiberglass	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.

Responsibilities

Seller
Responsibilities: delivery and set and trim out to code, contractor permits only, front and back step with stoops, 30 ft concrete driveway, vapor barrier,
Buyer
Responsibilities: zoning and septic permits only, four corners of the property and home staked,
14 seer heat pump installed, plumb water up to 75ft and septic up to 20ft, wire panel box to home, pier and perm footers, brick underpinning
Options: foundation, backfill per code, minimal landscaping.

Acknowledgment

New Manufactured Homes meet federal standards for design and construction, but may not meet local codes and 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 7.75% NUMBER OF YEARS 30 ESTIMATED MONTHLY PAYMENTS \$1,281.15
Buyer(s) agree: (1) that the terms and conditions on pages two and three 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.

Edgar Garcia Avila
Signature of Buyer: EDGAR GARCIA AVILA
Date: 7/13/2023

Signature of Buyer: _____ Date: _____

Signature of Buyer: _____ Date: _____ Signature of Buyer: _____ Date: _____

CHARLIE PAGE
Seller: CMH Homes, Inc. d/b/a - CLAYTON HOMES DUNN, NC
2001 W CUMBERLAND ST DUNN NC 28334
Date: 7/21/2023