



**SALES AGREEMENT**

Home Consultant Name:  
JUSTIN EMMONS

Buyer(s): SUSAN WARREN ROBERTS

Phone #:

GEORGE MICHAEL WARREN

Address: 914 LLOYD STEWART RD BROADWAY NC 27505

Delivery Address: TBD LLOYD STEWART RD BROADWAY NC 27505

Home Info		Trade Info		Pricing	
Make: CMH	Model: 57ROC28563AH23	Make: N/A	Model: N/A	Home Price .....	\$158,817.00
Serial #: ROC743602NCAB	Serial #: _____	Serial #: _____	Serial #: _____	State Tax .....	\$3,771.91
Size: Length: N/A	Size: Length: N/A	Size: Length: N/A	Size: Length: N/A	Local Tax .....	\$0.00
Width: N/A	Width: N/A	Width: N/A	Width: N/A		
Year: N/A	Year: N/A	Year: N/A	Year: N/A	Cash Price .....	\$162,588.91
Stock #: OR3602	Title #: _____	Title #: _____	Title #: _____	TITLE FEES .....	\$56.00
<input checked="" type="checkbox"/> New <input type="checkbox"/> Used	Owed to: _____	Owed to: _____	Owed to: _____	Federal Warranty Service Corporation (Including Sales Tax paid to State: \$55.93) .....	\$854.93
	Amount owed will be paid by:	Amount owed will be paid by:	Amount owed will be paid by:	Total Package Price .....	\$163,499.84
	<input type="checkbox"/> Buyer <input type="checkbox"/> Seller	<input type="checkbox"/> Buyer <input type="checkbox"/> Seller	<input type="checkbox"/> Buyer <input type="checkbox"/> Seller	Trade Allowance .....	N/A
				Less Amount Owed .....	N/A
				Trade Equity .....	N/A
				Cash Down Payment .....	\$5,691.00
				Less All Credits .....	\$5,691.00
				Remaining Balance .....	\$157,808.84

Location	Type of Insulation	Thickness	R-Value
Floors:	Fiberglass	7.50	22
Exterior:	Fiberglass	3.50	11
Ceilings:	Cellulose	8.80	33

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:** home to be delivered and set up per code, brick skirting not to exceed 36in average height, electrical connections, 6 mil plastic vapor barrier underneath home, interior and exterior trim out, water tap allowance of 4800, septic allowance of 5200.00

**Buyer Responsibilities:** provide septic and zoning permits, provide clean and clear access to the home site, establish positive drainage around the base of the home, and cover all trenches, all plumbing needs including lines, steps at all doors per code

**Options:** home is the lot model and will include all furniture and decor. HBPP included, 14 seer heat pump,

**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 8.99% NUMBER OF YEARS 25 ESTIMATED MONTHLY PAYMENTS \$1,370.92

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.

Susan Warren Roberts

Signature of Buyer: SUSAN WARREN ROBERTS

10/26/2023  
Date

George Michael Warren

Signature of Buyer: GEORGE MICHAEL WARREN

10/26/2023  
Date

Signature of Buyer:

Date

Signature of Buyer:

Date

STEPHEN WHEELER

Seller: CMH Homes, Inc. d/b/a - CLAYTON HOMES SANFORD, NC  
1921 KELLER ANDREWS RD SANFORD NC 27330

10/30/2023  
Date