

**Champion Homes Center**

• 115 Titan Roberts Rd. • Lillington, NC 27546 • 1 (800) 504-3238

BUYER 1 <b>Tina Rena Uhrmacher</b>		BUYER 2 <b>Russell Gene Uhrmacher</b>		DATE <b>11/17/2023</b>	THIS CONTRACT REVISED FROM																																																				
MAILING ADDRESS <b>5240 N Shannon Rd</b>		CITY <b>Shannon</b>	STATE <b>NC</b>	ZIP <b>28386</b>	PHONE <b>(907) 378-8727</b>																																																				
DELIVERY ADDRESS <b>McDougal Rd</b>		CITY <b>Lillington</b>	STATE <b>NC</b>	ZIP <b>27546</b>	CELL <b>(907) 978-8727</b>																																																				
SALESPERSON <b>Pamela Hubbard - 46828</b>		EMAIL ADDRESS 1 <b>tinauhmacher@gmail.com</b>		EMAIL ADDRESS 2 <b>russuhrmacher@gmail.com</b>																																																					
MAKE & MODEL <b>Elkhorn IC-3276-20 by Champion</b>		YEAR <b>2024</b>	BEDROOMS <b>4</b>	BATHS <b>2</b>	DEN <b>1</b>																																																				
SERIAL NUMBER		NEW / USED <b>NEW</b>	FLOOR SIZE <b>32' 0" x 76' 0"</b>	HITCH SIZE <b>80' 0"</b>	APPROX. SQ. FT. <b>2305</b>																																																				
<b>NOTICE OF CONSTRUCTION &amp; FINAL PAYMENT</b>			<table border="1"> <tr> <td>Retail Price</td> <td>IC-3276-20 -</td> <td>\$</td> <td>201,153.07</td> </tr> <tr> <td>Factory Direct Discount</td> <td>Elkhorn</td> <td>\$</td> <td>(29,444.87)</td> </tr> <tr> <td colspan="2"><b>Sub Total 1</b></td> <td>\$</td> <td><b>171,708.20</b></td> </tr> <tr> <td colspan="2"><b>Addendum "A" Upgrades</b></td> <td>\$</td> <td><b>8,834.00</b></td> </tr> <tr> <td colspan="2"><b>Manager Discount</b></td> <td>\$</td> <td><b>(10,410.45)</b></td> </tr> <tr> <td colspan="2"><b>Sub Total 2</b></td> <td>\$</td> <td><b>170,131.75</b></td> </tr> <tr> <td colspan="2"><b>Standard Freight Charge</b></td> <td>\$</td> <td><b>3,186.00</b></td> </tr> <tr> <td colspan="2"><b>Home Preparation Fee</b></td> <td>\$</td> <td><b>395.00</b></td> </tr> <tr> <td colspan="2"><b>Taxes</b></td> <td>\$</td> <td><b>4,125.68</b></td> </tr> <tr> <td colspan="2"><b>Total</b></td> <td>\$</td> <td><b>177,838.43</b></td> </tr> <tr> <td colspan="2"><b>Down Payment</b></td> <td>(-)</td> <td><b>(10,000.00)</b></td> </tr> <tr> <td colspan="2"><b>Additional Payment as Agreed</b></td> <td>(-)</td> <td><b>0.00</b></td> </tr> <tr> <td colspan="2"><b>Unpaid Balance</b></td> <td>\$</td> <td><b>167,838.43</b></td> </tr> </table>			Retail Price	IC-3276-20 -	\$	201,153.07	Factory Direct Discount	Elkhorn	\$	(29,444.87)	<b>Sub Total 1</b>		\$	<b>171,708.20</b>	<b>Addendum "A" Upgrades</b>		\$	<b>8,834.00</b>	<b>Manager Discount</b>		\$	<b>(10,410.45)</b>	<b>Sub Total 2</b>		\$	<b>170,131.75</b>	<b>Standard Freight Charge</b>		\$	<b>3,186.00</b>	<b>Home Preparation Fee</b>		\$	<b>395.00</b>	<b>Taxes</b>		\$	<b>4,125.68</b>	<b>Total</b>		\$	<b>177,838.43</b>	<b>Down Payment</b>		(-)	<b>(10,000.00)</b>	<b>Additional Payment as Agreed</b>		(-)	<b>0.00</b>	<b>Unpaid Balance</b>		\$	<b>167,838.43</b>
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<p>Buyer intends to finance this purchase and through buyer's lender will provide a loan approval letter to Champion Homes Center. Purchase Agreement is contingent as indicated under Notation &amp; Remarks. Buyer agrees to and understands that all down payments will be handled per the Payment Disclosure and Notice of Cancellation and are non-refundable after 30 days. X <u>M</u> X <u>TC</u></p>																																																									
<b>NOTICE OF COMPLETION</b>																																																									
<p>Buyer understands that the approximate completion month for home is: <b>February</b></p> <p>Buyer understands that in the event delivery of the home does not occur to property within 12 days after home is completed at the factory there will be a \$20 per day storage charge that must be paid prior to shipment. X <u>M</u> X <u>TC</u></p> <p>Buyer is financially responsible for insurance coverage on the home once completed by manufacturer and responsible for any damage incurred. X <u>M</u> X <u>TC</u></p>																																																									
<b>NOTICE OF FREIGHT</b>																																																									
<p>Buyer understands that unless otherwise stated, the quoted freight price is estimated for the current date and may not reflect fluctuating fuel charges, Department of Transportation highway construction re-routing, highway patrol escorts, or unique complicated placements based on terrain of delivery site. X <u>M</u> X <u>TC</u></p>																																																									
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<p>*** Contingent on finance approval - Lenders rates, terms, down payment requirements and meeting all lenders conditions. If lender cant offer a finance option, customer will notify Champion homes center on how they wish to proceed with in 3 days. Supporting documentation is required for cancellation and refund minus a \$395 home preparation fee. *** Manager discount - July sale promo ***</p>																																																									
<p>*NO VERBAL PROMISES Changes may only be made via signed change order request and may incur extra charges. X <u>M</u> X <u>TC</u></p>																																																									
<p>Buyer understands that if not paid 7 business days prior to completion, balance must be paid in certified funds. X <u>M</u> X <u>TC</u></p>																																																									
<p>Buyer agrees that the unpaid balance due will be paid in full on or before: <b>Per Lender Requirements</b> X <u>M</u> X <u>TC</u></p>																																																									
<p>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 PURCHASE AGREEMENT. I UNDERSTAND THAT THIS CANCELLTION 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 OF THE MONEY THAT I PAID THE DEALER. I UNDERSTAND ANY CHANGE TO THE TERMS OF THE AGREEMENT BY THE DEALER WILL CANCEL THIS AGREEMENT.</p>																																																									
<p>Please read your Payment Disclosure carefully for termination of Purchase Agreement by any party. All sales are subject to fees for cancellation.</p>																																																									
<p>Unless otherwise stated, if for any reason buyer is not ready to authorize construction of the above home, the amount of this purchase agreement is subject to an increase. If the cost of the home increases between the date of this agreement and the date buyer authorizes construction, buyer agrees that the purchase agreement amount will be adjusted to cover the increases incurred during such time. X <u>M</u> X <u>TC</u></p>																																																									
<p>THIS AGREEMENT ALONG WITH ADDENDUMS CONTAIN THE ENTIRE UNDERSTANDING BETWEEN DEALER AND BUYER AND NO OTHER REPRESENTATION OR INDUCEMENT, VERBAL OR WRITTEN, HAS BEEN MADE WHICH IS NOT CONTAINED IN THIS PURCHASE AGREEMENT</p>																																																									

By Pamela Hubbard 11-17-23 SIGNED Tina Rena Uhrmacher 11-17-23  
 Pamela Hubbard - 46828 Champion Homes Center Representative X BUYER Tina Rena Uhrmacher Date

By Russell Gene Uhrmacher 11/17/2023 SIGNED Russell Gene Uhrmacher 11-17-23  
 Champion Homes Center MANAGER REVIEW & ACCEPTANCE X BUYER Russell Gene Uhrmacher Date




# Appliance and Electrical Work Sheet

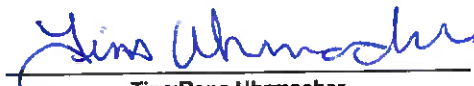
Champion Homes Center

**Customer Name:** Tina Rena Uhrmacher , Russell Gene Uhrmacher


Furnace type	Electric
Furnace	Yes
Water heater size	50 GAL
Water heater	Electric
Dryer hookup type	Electric
Dryer hookup	Yes
Range type	Electric
Range	Yes
Microwave location	IN PANTRY CABINET
Microwave ready	Yes
Dishwasher	Yes
Ice maker	Yes
Refrigerator size	SS SIDE X SIDE
Refrigerator	Yes
Appliance color	Silver Stainless Steel
Amperage	200

By signing below I/we acknowledge this notice and accept the responsibilities associated with my/our purchase.

By  11-17-23  
 Pamela Hubbard - 46828      Champion Homes Center  
 Representative

SIGNED  11-17-23  
 X BUYER      Tina Rena Uhrmacher      Date

By  11/17/2023  
 Champion Homes Center **MANAGER REVIEW**  
 & ACCEPTANCE

SIGNED  11-17-23  
 X BUYER      Russell Gene Uhrmacher      Date

# Color Selections

Champion Homes Center

Customer Name: Tina Rena Uhrmacher , Russell Gene Uhrmacher

## Interior

Type: **Tape & Texture**  
Color: **PURE WHITE**

### Interior Trim:

Color: **WHITE**

### Interior Door:

Color: **WHITE**

### Counter Tops:

Kitchen: **BELLO ROMANO T/O**  
Master Bath Color: **LISOLA**  
Guest Bath: **BELLO ROMANO**  
Utility Room: **BELLO ROMANO**

### Ceramic Tile Backsplash:

Kitchen: **EMOTIVE COY GRAY SILK**  
Master Bath: **EMOTIVE COY GRAY SILK**  
Guest Bath: **EMOTIVE COY GRAY SILK**  
Utility Room: **EMOTIVE COY GRAY SILK**

### Cabinet:

Type: **Std**  
Style: **SHAKER**

### Cabinet Color:

PEACHY KEEN - KITCHEN ISLAND ONLY -  
COLOR: BLACK BATH  
Kitchen: **PEACHY KEEN**  
Master Bath: **PEACHY KEEN**  
Guest Bath: **PEACHY KEEN**

### Floor:

Carpet: **Omit**  
Linoleum: **Std**  
Linoleum Color: **DF9591**

### Exterior:

Body: **Std**  
Body Color: **WHITE**  
Shingles: **Std**  
Shingles Color: **DUAL BLACK**  
Shutter Color: **BLACK**

### Notes:

COLOR PALETTE ::: JUST PEACHY MASTER BATH SHOWER COLOR::: JETCOAT SLATE

By Pamela Hubbard 11-17-23  
Pamela Hubbard - 46828 Champion Homes Center  
Representative

SIGNED  
X BUYER

Tina Rena Uhrmacher 11-17-23  
Tina Rena Uhrmacher Date

By Russell Gene Uhrmacher 11/17/2023  
Champion Homes Center **MANAGER REVIEW**  
& ACCEPTANCE

SIGNED  
X BUYER

Russell Gene Uhrmacher 11-17-23  
Russell Gene Uhrmacher Date