



**SALES AGREEMENT**

Home Consultant Name:  
Kristi Wilkie

Buyer(s): ROBIN HAYES HOEPPNER  
KENNETH RAY COOK

Phone #:

Address: 1240 PLANK RD CARTHAGE NC 28327

Delivery Address: 465 BRITTON LOOP CAMERON NC 28326

Home Info		Trade Info		Pricing	
Make:	CMH	Make:	N/A	Home Price	\$114,730.20
Model:	57BEN16763DH25	Model:	N/A	State Tax	\$2,724.85
Serial #:	ROC747016NCAC	Serial #:		Local Tax	\$0.00
Size:	Length: N/A Width: N/A	Size:	Length: N/A Width: N/A	Cash Price	\$117,455.05
Year:	N/A	Year:	N/A	TITLE FEES	\$66.75
Stock #:	OR7016	Title #:		Federal Warranty Service Corporation (Including Sales Tax paid to State: \$55.93)	\$854.93
	<input checked="" type="checkbox"/> New <input type="checkbox"/> Used	Owed to:		Total Package Price	\$118,376.73
		Amount owed will be paid by:		Trade Allowance	N/A
		<input type="checkbox"/> Buyer <input type="checkbox"/> Seller		Less Amount Owed	N/A
				Trade Equity	N/A
				Cash Down Payment	\$28,000.00
				Less All Credits	\$28,000.00
				Remaining Balance	\$90,376.73

Location	Type of Insulation	Thickness	R-Value
Floors:	fiberglass	7.00	22
Exterior:	fiberglass	3.50	13
Ceilings:	cellulose	8.90	38

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 delivered and set up, vapor barrier, building permit, HVAC, electric pedestal mounted to home, plumbing connections to existing systems, vinyl skirting, 4x4 landing with steps, gutters, final cleaning

Buyer Responsibilities: Clear access to property, any fees to power or water company, any construction not stated

Options: None

**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 10.25% NUMBER OF YEARS 25 ESTIMATED MONTHLY PAYMENTS \$673.23

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.

Robin Hayes Hoepner  
Signature of Buyer: ROBIN HAYES HOEPPNER  
Date: 9/12/2025

Kenneth Ray Cook  
Signature of Buyer: KENNETH RAY COOK  
Date: 9/12/2025

Signature of Buyer: \_\_\_\_\_ Date: \_\_\_\_\_ Signature of Buyer: \_\_\_\_\_ Date: \_\_\_\_\_

STEPHEN WHEELER  
Date: 9/12/2025

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