COMMERCIAL BUY - SELL AGREEMENT
(Including Earnest Money Receipt)

This Agreement stipulates the terms of sale of this property. Read carefully before signing. This is a legally binding contract. If not understood, seek competent advice.

Billings, Montana, (date) 6/14/2013,
Asian Seagrill Shorelong, as
☐ Joint Tenants with rights of survivorship, ☐ Tenants in common, ☐ Single in his/her own right,
■ Other _____ (hereinafter called "Buyer") agrees to purchase, and the Seller agrees to sell the following described real property (hereinafter referred to as "Property") commonly known as 2701 Montana Ave Unit H _____ in the City of Billings, County of Yellowstone, Montana, legally described as: _____.

TOGETHER with all interest of Seller in vacated streets and alleys adjacent thereto, all easements and other appurtenances thereto, and all improvements thereon. All existing permanently installed fixtures and equipment that are attached property are included in the purchase price, such as electrical, plumbing and heating fixtures except: _____.

PERSONAL PROPERTY: The following items of personal property and other assets are set forth hereafter or per attached addendum, free of liens and without warranty of condition, are included and shall be transferred by bill of sale: _____.

PURCHASE PRICE AND TERMS:
Total purchase price is Two Hundred Fifty-One Thousand
U.S. Dollars ($ 251,000.00) payable as follows:
$ 2,500.00 earnest money to be applied at closing.
$ 248,500.00 as additional cash payment, payable on or before closing.
$ 0.00 balance of the purchase price will be financed as follows:

CLOSING DATE: The date of closing shall be (date) 4/16/2014. The parties may, by mutual agreement, close the transaction at any time prior to the date specified. The Buyer and Seller will deposit with the closing agent all instruments and funds necessary to complete the purchase in accordance with this Agreement.

This form presented by Emilio Campos | T & E Realty | (406) 591-4220 | emilio@tanderealty.com
Instanet Forms