

PROMULIGATED BY THE TEXAS REAL ESTATE COMMISSION (TREC)

1		FROMULGATED BT THE TEXAS	REAL ESTATE COMMISSION (TREC)	06-16-2014	
	IAL HOUSING PORTUNITY	MANDATORY MEMB	ROPERTY SUBJECT TO BERSHIP IN A PROPERTY		
		(NOT FOR USE V	ASSOCIATION WITH CONDOMINIUMS) CONCERNING THE PROPERTY AT		
		915 Grafton Garden Ln	Fresno)	
(Street Address and City)					
Α.	to the Sectio	SUBDIVISION INFORMATION: "Subdivision Information" means: (i) a current copy of the restrictions applying the subdivision and bylaws and rules of the Association, and (ii) a resale certificate, all of which are described by Section 207.003 of the Texas Property Code. Check only one box):			
	÷		eives the Subdivision Information or pr e refunded to Buyer. If Buyer does not	on, Buyer may terminate ior to closing, whichever t receive the Subdivision	
 Within days after the effective date of the contract, Buyer shall obta copy of the Subdivision Information to the Seller. If Buyer obtains the Subdivisi time required, Buyer may terminate the contract within 3 days after Buyer Information or prior to closing, whichever occurs first, and the earnest money will Buyer, due to factors beyond Buyer's control, is not able to obtain the Subdivision I required, Buyer may, as Buyer's sole remedy, terminate the contract within 3 days prior to closing, whichever occurs first, and the earnest money will be refunded to First. 			on Information within the eceives the Subdivision be refunded to Buyer. If nformation within the time after the time required or		
	3	Buyer has received and approved the Sub does not require an updated resale certi Buyer's expense, shall deliver it to Buyer certificate from Buyer. Buyer may terminate Seller fails to deliver the updated resale certificate	division Information before signing the ficate. If Buyer requires an updated re within 10 days after receiving paymer this contract and the earnest money w tificate within the time required.	contract. Buyer does sale certificate, Seller, at the updated resale	
	The t Inforr	X 4. Buyer does not require delivery of the Subdivision Information. The title company or its agent is authorized to act on behalf of the parties to obtain the Subdivision Information ONLY upon receipt of the required fee for the Subdivision Information from the party obligated to pay.			
В.	promptly give notice to Buyer. Buyer may terminate the contract prior to closing by giving written notice to Seller if (i) any of the Subdivision Information provided was not true; or (ii) any material adverse change in the Subdivisior Information occurs prior to closing, and the earnest money will be refunded to Buyer.				
	associated with the transfer of the Property not to exceed \$ <u>300.00</u> and Seller shall pay any excess. DEPOSITS FOR RESERVES: Buyer shall pay any deposits for reserves required at closing by the Association.				
	AUTHORIZATION: Seller authorizes the Association to release and provide the Subdivision Information and any updated resale certificate if requested by the Buyer, the Title Company, or any broker to this sale. If Buyer does not require the Subdivision Information or an updated resale certificate, and the Title Company requires information from the Association (such as the status of dues, special assessments, violations of covenants and restrictions, and a waiver of any right of first refusal), Buyer X Seller shall pay the Title Company the cost of obtaining the information prior to the Title Company ordering the information.				
res Pro	ponsibi perty v	TO BUYER REGARDING REPAIRS BY lity to make certain repairs to the Property. which the Association is required to repair, you n will make the desired repairs.	If you are concerned about the conc	dition of any part of the	
Buyer			<u>Aaron Pettu</u> Seller Aaron Petty	09/01/2020 11:50 PM GMT	
Buyer			Kathleen Stanonik Seller Kathleen Stanonik	09/02/2020 12:11 AM GMT	

The form of this addendum has been approved by the Texas Real Estate Commission for use only with similarly approved or promulgated forms of contracts. Such approval relates to this contract form only. TREC forms are intended for use only by trained real estate licensees. No representation is made as to the legal validity or adequacy of any provision in any specific transactions. It is not intended for complex transactions. Texas Real Estate Commission, P.O. Box 12188, Austin, TX 78711-2188, (512) 936-3000 (www.trec.texas.gov.) TREC No. 36-8. This form replaces TREC No. 36-7.

(TXR-1922) 08-18-2014 Synmark Realty, 7676 Hillmont St Houston TX 77040 Phone: 8328004909 Khalimah McClure Produced with zipForm® by zipLogix 18070 Fifteen Mile Road, Fraser, Michigan 48026 www.zipLogix.com

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