

CONTRACT FOR SALE OF LEASE POSITION

This Contract is made on _____, 20____, between _____,
Seller, residing at _____, City of _____, State of _____,
and _____, Buyer, residing at _____,
City of _____, State of _____,

The Seller now owns the following described real estate, located at _____, City of _____, State of _____.

Physical Address:

498 Lincoln Street • Lancaster, MO 63548

Which includes the use of approximately 40' x 50' building

For valuable consideration, the Seller agrees to sell and the Buyer agrees to buy this lease position for the following price and on the following terms:

1. The Seller will sell this lease hold position to the Buyers, free from all claims, liabilities and indebtedness.
2. The Buyer agrees to pay the Seller the sum of \$ _____, which the Seller agrees to accept as full payment.
3. The purchase price will be paid as follows (cash):
4. The Seller acknowledges receiving the Earnest money deposit of \$ _____ from the Buyer as a 10% non-refundable down payment which will be held in escrow by Schuyler County Abstract Company.
5. This agreement will close on or before December 11, 2023, at Schuyler County Abstract Company, City of Lancaster, State of Missouri. At this time, and upon payment by the Buyer of the portion of the purchase price then due.
6. Buyer agrees to assume lease position for the above described building. Said lease is for \$375.00 per year payable to the City of Lancaster, MO, with the lease ending on November 10, 2036.
7. Buyer agrees that there will not be any real estate or physical ownership of the building conveyed in this transaction.
8. Buyer acknowledges that they have independently inspected and carefully examined the real estate and improvements (if any) thereon and neither Seller nor any other person on behalf of Seller has made, or does now make, any representations, warranties or agreements as to value, condition, quality, operation or suitability of said real estate and improvements for any purpose. There are no expressed or implied warranties pertaining to this property. This real property and improvements, if any, are being sold in **“as is where is”** condition.

9. No modification of this Contract will be effective unless it is in writing and is signed by both Buyer and Seller. This Contract binds and benefits both the Buyer and Seller and any successors. Time is of the essence for this contract. This document, including any attachments, is the entire Contract between Buyer and Seller. This Contract is governed by the laws of the State of Missouri.

Signature of Seller

Signature of Buyer

Printed name of Seller

Printed name of Buyer

Signature of Seller

Signature of Buyer

Printed name of Seller

Printed name of Buyer

Contact information:
Contact Numbers

Contact Numbers

Email addresses:

Email addresses:

Seller: _____

Buyer: _____

Seller: _____

Buyer: _____