ALAND REALTY

Reservation Form

Date: _________ **Price:** ____________ **Anticipated Financing:** Cash ____ or Mortgage ____

Property Address: ____

Received from____ (buyers name, "Buyer") Twenty Five Hundred dollars, ($2,500.00) as deposit on the sale of the above property. **Check Payable to Aland Realty Group** (Payload deposit link can also be shared for Buyer convenience)**.** This deposit will reserve the property for a fourteen (14) day Reservation Period from the acceptance date of the Seller. If the Seller does not accept this reservation, the deposit will be returned. Within fourteen (14) days, after the acceptance of this reservation, the Buyer and Seller shall execute a Purchase and Sales Agreement. If a fully executed Purchase and Sales Agreement is not entered into by the end of this fourteen (14) day reservation period, the deposit will be refunded and the property will go back on the market, or the Buyer and Seller may mutually agree to a reservation extension. If Buyer fails to cancel during the Reservation Period, or fails to start a Purchase and Sale agreement with Seller's counsel, Buyer will forfeit the deposit. The parties agree that this Reservation Agreement does not constitute a binding offer or Purchase and Sale Agreement. The Buyer can cancel their reservation during this fourteen (14) day period, and their deposit will be returned within seven (7) days.

Only If Applicable:

Buyer's Agent and Brokerage: ____

Buyer's Agent Phone: __________________ Buyer's Agent Email: _____________________

Is the Buyer seeking Seller compensation for the Buyer's Agent? Yes____ No____

Financing:

Is this a cash purchase? Yes____ No____

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If Yes, please provide proof of funds from your bank or financial institution. This documentation is necessary for acceptance of the Reservation.

If not a cash purchase, are you pre-approved by a mortgage broker or bank? Yes_____ No_____

To provide Boscamdor LLC assurance of the Buyer's ability to obtain purchase mortgage financing, non-cash buyers of units in the 679-683 Columbia Road condominium development must be pre-approved for a mortgage loan for the purchase of the unit described herein, by Paul Archibald of Rate, Inc. (Formerly known as Guaranteed Rate, Inc.). Buyer agrees to provide the builder with a letter from Paul Archibald, no later than five (5) business days from the date of this contract, to confirm Buyer's ability to obtain the necessary financing. Buyer is free to select a different lender for the ultimate financing of the purchase of the property.

Buyer(s) ________________________

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Seller ________________________