

TERMINATION AGREEMENT

1 Buyer(s) _____
2 Seller(s) _____
3 Property Address or Tax ID # _____
4 _____ (the "Property")

TERMINATION

5 The parties now want to terminate the Real Estate Sale Agreement and agree as follows:
6 (a) Buyer and Seller hereby terminate the Real Estate Sale Agreement and release each other from all obligations thereunder except for all
7 obligations expressly intended to survive termination, and: (*specify*) _____
8 _____;
9 (b) Buyer acknowledges Seller is authorized to sell and convey the Property to a third-party purchaser; and
10 (c) The first party signing and delivering this Termination Agreement to the other party may withdraw its signature at any time before signing
11 and delivery of the Termination Agreement by the other party to such first party.

12 Buyer _____ Print _____ Date _____ a.m. p.m. ←
13 Buyer _____ Print _____ Date _____ a.m. p.m. ←
14 Seller _____ Print _____ Date _____ a.m. p.m. ←
15 Seller _____ Print _____ Date _____ a.m. p.m. ←

ESCROW DISBURSEMENT INSTRUCTIONS

16 To: Escrow Company/Buyer's Agent's Firm's Principal Broker ("Escrow Agent"): _____
17 Escrow/Transaction # _____
18 1. The Escrow Agent is instructed to cancel the above-referenced transaction and to disburse funds on deposit in the sum of \$ _____
19 or other consideration described as follows: _____
20 currently held by it to the person(s) listed below in the indicated amounts.
21 2. Disbursement instructions:
22 (a) Amount \$ _____ Party _____
23 (b) Amount \$ _____ Party _____
24 (c) Amount \$ _____ Party _____
25 (d) Amount \$ _____ Party _____
26 3. Buyer and Seller will sign any further documentation reasonably necessary to enable Principal Broker and/or Escrow Agent to affect a timely
27 disbursement of funds in accordance with this Termination Agreement.
28 4. Buyer and Seller release all real estate agents, principal brokers, real estate firms, employees, and representatives from all further liability for
29 disbursement of any funds held by Selling Firm made in accordance with Section 2 above.
30 5. If the parties sign the Termination section but do not sign this Escrow Disbursement Instructions section, the transaction is terminated pursuant to
31 the terms of the Termination section, but the earnest money or other consideration described above will be held by Principal Broker and/or Escrow
32 Agent pending resolution of the dispute between Buyer and Seller.

33 Buyer _____ Print _____ Date _____ a.m. p.m. ←
34 Buyer _____ Print _____ Date _____ a.m. p.m. ←
35 Seller _____ Print _____ Date _____ a.m. p.m. ←
36 Seller _____ Print _____ Date _____ a.m. p.m. ←

37 Buyer's Agent(s) _____ Seller's Agent(s) _____