Proposed Terms Outline

This document is not a binding contract or offer. It is only intended to outline potential terms for the proposed sale and purchase of the property described below. It does not create any enforceable rights, obligations, or duties for either party.

Seller: ______________________________
Buyer: ______________________________

Property Address: ____
Legal Description: ____
Included Personal Property: ____
Excluded Items: ____

Purchase Price: $________________
Escrow Agent (Name and Address): ____

An initial deposit of $________________ will ☐ accompany this offer or ☐ be delivered within ______ days of the Effective Date.
A further deposit of $________________ will be delivered within ______ days of the Effective Date.

Closing Date: __________________

Buyer will (Check as applicable):
☐ Pay in cash.
☐ Obtain new financing in the amount of $________________ or **% of the purchase price.**
☐ **Arrange Seller financing in the amount of $**__________ or ______% of the purchase price.

Inspection Rights (Check one):
☐ If the inspection is satisfactory, Buyer agrees to purchase the property "as is."
☐ If the inspection is unsatisfactory, Seller may be required to complete repairs up to agreed-upon limits.

Closing Costs:
Seller will cover customary seller costs, except ____
Buyer will cover customary buyer costs, except ____

Title and Insurance (Check one):
☐ Seller will select the closing/title agent and pay for the Owner's Policy and related charges.
☐ Buyer will select the closing/title agent and pay for the Owner's Policy and related charges.
☐ Buyer will select the closing/title agent, and Seller will pay for the Owner's Policy and related charges.
☐ Miami-Dade/Broward regional rules apply.

Special Assessments (Check one):
☐ Seller will pay installments due prior to closing, and Buyer will pay installments due after closing.
☐ Seller will pay the full amount of any assessments before or at closing.

Additional Terms: