



COVID-19 ADDENDUM

This writing, made on the ___ day of ___, 2020, constitutes an addendum to the agreement entitled ___ and dated ___ ("the Agreement"), which pertains to the purchase/sale of the real property located at ___ in which ___ is named as the Buyer and ___ is named as the Seller.

WHEREAS, the ongoing novel coronavirus (COVID-19) National Emergency ("the Emergency") continues to impact real estate transactions in an unprecedented manner, including: travel restrictions; isolation/ quarantine (self-imposed or mandated), closures of public and private offices that play a critical and essential role in real estate transactions, and other effects of the Emergency (collectively, "the Effects").

WHEREAS, recognizing that the Emergency and the Effects may impact this transaction in unusual and unexpected ways, the parties agree to make certain accommodations.

NOW, THEREFORE, in consideration of these premises and the terms and conditions set forth below and in the Agreement, it is further agreed that if meeting the Closing Date specified in the Agreement is not possible or practical as any of the Effects:

YES / NO 1. Buyer or Seller may postpone Closing by up to ___ days if reasonably necessary to accommodate the Effects. If Closing cannot reasonably be completed within that extension period, either Party may cancel the Agreement and Buyer's deposit shall be returned to Buyer.

YES / NO 2. Even if Buyer removed the loan contingency in the Agreement, if Buyer becomes unable to obtain funding required to conclude this transaction as a result of Buyer's loss of income caused by the Emergency, then either Party may cancel the Agreement and Buyer's deposit shall be returned to Buyer.

YES / NO 3. The Parties hereby mutually cancel the Agreement and Buyer's deposit shall be returned to the Buyer.

YES / NO 4. Other: _____

IN WITNESS WHEREOF, the Buyer and Seller execute this Addendum to be effective on the date first noted above, and each acknowledges reading, understanding, accepting the Addendum, with and each receiving a copy of the Addendum.

BUYER

SELLER

BUYER

SELLER