The following is a part of that Purchase and Sale Agreement dated ___________ between ___________________ “Buyers” and ___________________ “Sellers” (collectively “the Parties”) regarding property located at __________________________________________ “Property”

Due the extraordinary circumstances created by the current COVID-19 virus, which may cause delay or render it impossible for one or more parties to perform their contractual obligations timely, the Parties enter into this deferment agreement (“Agreement”).

If a party is unable to meet a specific deadline under the Purchase and Sale Agreement due to one or more of the following matters:

a) quarantine ordered by an attending physician or governmental authority;

b) hospitalization of a party or a party’s immediate family member;

c) the inability of a vendor, agent, lender, attorney, or governmental agency whose cooperation is required to perform;

d) similar impediment related to the COVID-19 emergency that is outside the reasonable control of the delayed party;

The delayed party must, as soon as possible, give notice of the condition to the other party in writing and all deadlines contained in the Purchase and Sale Agreement shall be extended for _______ business days (20 if not filled in).

In the event this extension expires, then the parties may agree in writing to an additional extension of time, or the Seller may terminate the transaction and all deposits will be returned to the Buyer.

No waiver by Seller/Buyer of any requirements under this agreement or the original agreement shall be deemed a waiver of any subsequent breach or default of Buyer/Seller.

This agreement is intended by the parties to be a temporary modification of the original Purchase and Sale Agreement and all other terms and conditions, except as modified herein, are in full force and effect.

Buyer ___________________________ Print ______________ Date __________ ←

Buyer ___________________________ Print ______________ Date __________ ←

Seller ___________________________ Print ______________ Date __________ ←

Seller ___________________________ Print ______________ Date __________ ←