

**ADDENDUM TO AGREEMENT TO BUY AND SELL REAL ESTATE
(Termination/Termination Fee)**

This Addendum to Agreement to Buy and Sell Real Estate (hereinafter "Addendum") is entered into this ____ day of _____ 20__ by and between _____ (hereinafter "Buyer") and _____ (hereinafter "Seller").

Termination: During the Due Diligence Period, the Buyer may unilaterally terminate the contract only by delivering to the Seller a written Notice of Termination. This termination may be for any reason or no reason.

Termination Fee: In the event the Buyer delivers a Notice of Termination to the Seller prior to expiration of the Due Diligence Period, the Earnest Money shall be refunded to the Buyer, except that the sum of \$_____ shall be disbursed to the Seller by the Escrow Agent and retained by the Seller as a Termination Fee.

In Witness Whereof, the parties set their hands and seals:

SELLER:

Printed Name: _____

Printed Name: _____

BUYER:

Printed Name: _____

Printed Name: _____