

Assignment of Residential Purchase Contract

In consideration of the sum of \$10,000 (Ten Thousand Dollars), along with earnest monies as defined below and other good and valuable consideration, and the mutual benefits to be delivered by all parties to this agreement, the undersigned Your Company Name, LLC (Assignor) does hereby assign unto Cash Buyer's Company Name, LLC (Assignee) all rights, interests, suits, claims, obligations, responsibilities, and titles to a Purchase and Sale Agreement dated Date On Original P&A, 201X by and between Your Company Name, LLC as purchaser and Motivated Sellers Name(s) as seller.

This Assignment is concerning the real property located at: Subject Properties Address with an APN # of Tax ID # Here.

Assignee is aware that they are purchasing the property as-is, where-is, for cash and with no inspection period.

CLOSE OF ESCROW DATE & MUTUAL CANCELTION CLAUSE: Assignee agrees to close escrow **on or before** Date You Want This Deal To Close, 201X. If the COE does not occur before 6:00 P.M. PST on Date You Want This Deal To Close, 201X then this assignment is considered null and void and all rights transfer back to the Assignor and Assignee forfeits their non-refundable earnest deposit.

Disbursement of Assignment fees shall be as follows:

\$ 10,000 (Ten Thousand Dollars) upon close of escrow and paid through title.

In addition to the Assignment consideration, Assignee herein agrees to deposit earnest money of \$2,500 (Two Thousand Five Hundred Dollars) into escrow which will become immediately NON-REFUNDABLE as long as Your Company Name, LLC can produce clear title. Assignee permits Title Company to continue communicating with Assignor during the course of this transaction and provide Assignor with a copy of the settlement statement after actual Close of Escrow.

Executed this Xth day of Month, 201X.

Assignee Printed Name

Assignee Signature

Assignor Printed Name

Assignor Signature