

GENERAL DISCLOSURE AND HOLD HARMLESS
ADDENDUM TO CONTRACT OF SALE

THIS GENERAL DISCLOSURE AND HOLD HARMLESS ADDENDUM TO CONTRACT OF SALE (hereinafter "Agreement") is made and entered into this 25 day of February, 2016, by and between CitiMortgage, Inc., on behalf of itself, its successors, assigns, subsidiaries, trustees and vested title holders (hereinafter "Seller") and Pamela Chapman, (hereinafter, whether singular or plural, "Purchaser").

WITNESSETH

WHEREAS, Seller desires to sell and Purchaser desires to purchase that certain parcel of land described as 302A Tar River Road, Oxford, NC 27565 (hereinafter the "Property").

WHEREAS, Seller has advised Purchaser of the following exceptions applicable to the Property:

Buyer is aware of the access issue on this property and that there is no recorded easement granting access. The buyer accepts the property as is.

WHEREAS, Seller and Purchaser desire to enter into this Agreement in connection with the sale and purchase of the Property.

NOW, THEREFORE, for and in consideration of the mutual covenants herein made, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, it is hereby agreed by and between the parties hereto as follows:

1. Seller agrees to sell and Purchaser agrees to purchase the Property in an "as is, where is" condition, without warranties or representations, express or implied, regarding the exception(s) set forth herein above.
2. Purchaser agrees to accept the Property with the exception(s) set forth hereinabove and agrees to indemnify and hold harmless Seller, its representatives, agents and attorneys from any and all losses, costs, expenses, liabilities, damages or penalties, including attorneys' fees (if any) incurred by Purchaser as a result of said exceptions.
3. All of the terms and conditions of this Agreement shall be binding upon and inure to the benefit of, and be enforceable by, all the parties hereto, their legal representatives, heirs, successors, and assigns.
4. This Agreement is an Addendum to and is made a part of that certain Contract of Sale dated the _____ day of _____, 20____, and is incorporated therein by reference as if fully written therein.
5. This Agreement and the Contract of Sale constitute the entire agreement between the parties hereto on the subject matter hereof, and there are no agreements, understandings, restrictions, or representations between the Parties other than those set forth in those documents.

SELLER

Pamela Chapman
PURCHASER(S)

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