

Rensselaer County Real Estate Auction

Contract of Sale

Purchaser: John Q. Public
Address: 1 Main Street
City: Anytown, NY 00000
Phone: 000-000-0000

Bidder Number: 1
SS#/Fed ID Number: _____

I hereby agree to purchase the property known as Auction Tract No: 1 located in the Town of Berlin, Tax Map No: XXX.XX-XX-XX and agree to pay the bid price of \$35,000.00, plus the 10% Buyer's Premium of \$3,500.00 and \$150.00 Processing/Search fee together with closing costs, property, village and school tax, if applicable, for the said property on the terms contained in the TERMS AND CONDITIONS OF THE SALE, signed by and agreed to by me and made part of this contract. I (we), the Buyer(s), will sign along with this Contract of Sale, Addendums A, Addendum B, Addendum C and Addendum D.

It is understood and agreed that the conveyance will be by QUIT CLAIM DEED to be executed subsequent to receipt of all money due in accordance with the TERMS AND CONDITIONS OF SALE.

I have deposited with Rensselaer County Treasurer's Office the sum of \$3,650.00 which represents \$3,500.00 down payment to apply to the purchase price and an additional \$150.00 Processing/Search fee. Additionally, I unconditionally acknowledge payment and release of the full non-refundable buyer's premium to the Auction Company, for its sole use, auction day. The down payment, administrative fee and buyer's premium shall be forfeited as liquidated damages if the PURCHASER fails to comply with the TERMS AND CONDITIONS OF THE SALE as indicated therein.

By signing, I unconditionally agree that I have reviewed all information herein including, but not limited to my name and spelling of name and acknowledge it to be correct.

Buyer: John Q. Public

Buyer:

Social Security #/Federal ID

Social Security #/Federal ID

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THE FOLLOWING IS FOR OFFICIAL USE ONLY – DO NOT COMPLETE

Bid Price:_____	\$35,000.00
RP-5217 Filing Fee:_____	\$ 125.00
County Clerk Recording Fee:_____	\$ 50.00
Gains Transfer Tax Fee:_____	\$ 5.00
Processing/Search Fee:_____	\$ 150.00
Notice of Sale Fee:_____	\$ 10.00 * this fee only applies to class codes in the 200's

SUB – TOTAL:_____	\$35,340.00
Less Monies Paid Down:_____	\$ 3,650.00

Total Due by: June 23, 2021 in cash or bank check: \$31,690.00