



**CONTRACT RELEASE FORM**

The undersigned parties to the Agreement to Purchase and Sell, dated \_\_\_\_\_ covering the property at \_\_\_\_\_ for the sum of \_\_\_\_\_, do hereby mutually rescind and terminate the aforesaid agreement and do relieve and release each other from any and all obligations set forth therein. The undersigned do hereby authorize \_\_\_\_\_ to release the \_\_\_\_\_ in the amount of \_\_\_\_\_. Deposit to be paid to \_\_\_\_\_.

Top Agent Realty, Inc and \_\_\_\_\_, hereby waive any and all commissions due to them under said Agreement provided, if said seller(s) and purchaser(s) negotiate a sale of said property within a period of twelve (12) months from the date hereafter, seller(s) agree to pay to Top Agent Realty, Inc and \_\_\_\_\_ commission of \_\_\_\_\_ of the sales price.

The undersigned parties do also release Top Agent Realty, Inc. and \_\_\_\_\_ from all obligations pertaining to said agreement, except as covered \_\_\_\_\_.

Reason for Release: (Place an X next to the appropriate reason)	
<input type="checkbox"/> 1. Purchaser Default	<input type="checkbox"/> 6. Title Not Clear
<input type="checkbox"/> 2. Seller Default	<input type="checkbox"/> 7. Encroachment
<input type="checkbox"/> 3. Low Appraisal	<input type="checkbox"/> 8. Unable to Remove Predication
<input type="checkbox"/> 4. Repair Required, Not Completed	<input type="checkbox"/> 9. Unable to Obtain Loan
<input type="checkbox"/> 5. Inspection Unacceptable	<input type="checkbox"/> 10. Other _____

The following supporting documents are attached hereto and made a part of hereof:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

X \_\_\_\_\_  
Purchaser Date

X \_\_\_\_\_  
Seller

X \_\_\_\_\_  
Purchaser Date

X \_\_\_\_\_  
Seller

\_\_\_\_\_

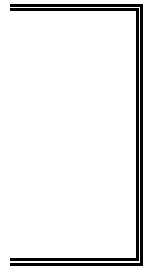
\_\_\_\_\_

n. The  
deposit

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I herein.



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\_\_\_\_\_  
Date

\_\_\_\_\_  
Date