

# 1031 Tax-Deferred Exchange

## Addendum to Earnest Money Receipt and Agreement

The following terms and conditions are part of the Earnest Money Receipt and Agreement

dated \_\_\_\_\_, \_\_\_\_\_, between \_\_\_\_\_ ("Seller")

and \_\_\_\_\_ ("Purchaser").

### CHECK ONLY ONE

PURCHASERS CHOICE TO DO §1031 TAX-DEFERRED EXCHANGE:

SELLERS ARE AWARE THAT BUYERS AND/OR ASSIGNS (1031 Exchange Coordinators) ARE ATTEMPTING TO QUALIFY FOR A TAX-DEFERRED EXCHANGE AND SELLER AGREES TO COOPERATE WITH BUYER AND SIGN ALL SUCH DOCUMENTATION REASONABLY NECESSARY TO ACCOMPLISH THE EXCHANGE PROVIDED THE SELLER INCURS NO ADDITIONAL COST OR LIABILITY.

SELLERS CHOICE TO DO §1031 TAX-DEFERRED EXCHANGE:

PURCHASERS ARE AWARE THAT SELLERS AND OR ASSIGNS (1031 Exchange Coordinators) ARE ATTEMPTING TO QUALIFY FOR A TAX-DEFERRED EXCHANGE AND PURCHASERS AGREE TO COOPERATE AND SIGN ALL DOCUMENTS REASONABLY NECESSARY TO ACCOMPLISH THE EXCHANGE PROVIDED THE PURCHASER INCURS NO ADDITIONAL EXPENSE OR LIABILITY.

Neither the agent nor the broker has made any representations as to the terms, structure, or conditions of this contract with regard to the effect it may have on the qualification for tax deferral under I.R.S. Code, Section 1031. All parties have been advised to seek expert counsel of their own choosing should they have any questions concerning the legal or tax implications of the exchange transaction.

Purchaser \_\_\_\_\_

Seller \_\_\_\_\_

Purchaser \_\_\_\_\_

Seller \_\_\_\_\_

Date \_\_\_\_\_

Date \_\_\_\_\_

### 1031 EXCHANGE COORDINATORS

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