



# COVID-19 RELATED DELAY ADDENDUM/AMENDMENT

Date: \_\_\_\_\_

This Addendum/Amendment is attached to and made a part of the Purchase Agreement dated \_\_\_\_\_ for property in \_\_\_\_\_ Township, \_\_\_\_\_ County, known as \_\_\_\_\_, Indiana, Zip \_\_\_\_\_ (the "Property") between \_\_\_\_\_, and \_\_\_\_\_,

**The following provisions supersede any conflicting language in the Purchase Agreement.**

In the event that complying with the terms of the Purchase Agreement is not possible or practical because of unforeseen circumstances related to COVID-19, including, but not limited to: the declaration of a local, state, or national emergency; Buyer's or Seller's inability to travel to sign documents; Buyer or Seller being subject to any voluntary or mandatory quarantine; closings of or delays in related government and business services such as inspectors, repair contractors, appraisers, mortgage lenders, title/escrow, county assessor/recorder, or other entities involved in the transaction required to fund, close and record real estate transactions, the parties agree to and acknowledge the following:

*If either the Buyer, Buyer's lender, Seller, any of their respective service providers, or other related agency becomes the subject of a voluntary or mandatory COVID-19 virus quarantine or closure prior to or at the time of Closing, or if Buyer or Seller is the party to another transaction that is delayed as a result of a voluntary or mandatory COVID-19 virus quarantine, that results in the parties inability to perform on the Closing Date, the closing may be automatically extended by either party for a period of up to ten (10) business days after such quarantine or closure order is lifted, up to a maximum delay of thirty (30) days unless the parties otherwise mutually agree to extend the performance date further.*

*Upon the expiration of any automatic or agreed extension related to this COVID-19 Delay, either party may terminate this Agreement without any further liability to the other party, and the Earnest Money shall be immediately refunded to the Buyer.*

The Parties agree to extend all timeframes in the Purchase Agreement to comply with this COVID-19 related delay, if necessary, up to the maximum thirty (30) day extension provided above.

**All other terms and conditions of the original Agreement remain in full force and effect.**

**By signature below, the parties acknowledge they have read, understand, accept and have received a signed copy of this Addendum/Amendment.**

BUYER'S SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_ BUYER'S SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

PRINTED \_\_\_\_\_ PRINTED \_\_\_\_\_

SELLER'S SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_ SELLER'S SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

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