



## PURCHASE and SALE AGREEMENT

I hereby acknowledge that I have this day purchased at public auction all that certain real property with improvements thereon located at **2140 Perkiomenville Road, Harleysville, PA 19438, in the Township of Upper Salford, County of Montgomery, State of Pennsylvania, Tax Identification Number 62-00-01132-003** in accordance with Alderfer Auction's Bidder Terms and Conditions and additional terms listed below.

1. Purchaser(s): \_\_\_\_\_  
Purchaser's Mailing Address: \_\_\_\_\_  
\_\_\_\_\_

2. Seller(s): Eric S. and Anita Hipple

3. Property Address: 2140 Perkiomenville Road, Harleysville, PA 19438

4. Tax Identification Number: 62-00-01132-003

5. Purchase Price (Auction Hammer + Buyers Premium = Total Sale Price)

Auction Hammer Price: \$ \_\_\_\_\_  
Buyer's Premium: \$ \_\_\_\_\_  
Total Sale Price: \$ \_\_\_\_\_

6. Deposit of Fifteen Thousand Dollars (\$15,000) in cash, certified or wired funds.

7. Settlement to occur on or before: July 20, 2023

8. The foregoing Conditions of Sale shall be taken and considered as the terms of agreement for the sale and purchase, respectively.

WITNESS, this day June 8, 2023,

\_\_\_\_\_ SELLER, SS# \_\_\_\_\_

\_\_\_\_\_ SELLER, SS# \_\_\_\_\_

\_\_\_\_\_ BUYER, SS# \_\_\_\_\_

\_\_\_\_\_ BUYER, SS# \_\_\_\_\_

BUYER TELEPHONE \_\_\_\_\_, EMAIL \_\_\_\_\_

\_\_\_\_\_ WITNESS