



PURCHASE and SALE AGREEMENT

I hereby acknowledge that I have this day purchased at public auction all that certain real property with improvements thereon 3795 Rt. 202 Doylestown PA 18902, Buckingham Twp, County of Bucks of Pennsylvania, Tax Identification Number 06-010-118-001 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): _____
Seller's Mailing Address: _____
3. Property Address: _____ 3795 Rt. 202 Doylestown PA 18902 _____
4. Tax Identification Number: ____06-010-118-001 _____
5. Purchase Price (Auction Hammer + Buyers Premium = Total Sale Price)
Auction Hammer Price: \$ _____
Buyer's Premium: \$ _____
Total Sale Price: \$ _____
6. Deposit of thirty thousand Dollars (\$30,000) in cash, certified or wired funds.
7. Settlement to occur on or before: _March 31, 2026 _____
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 February 12, 2026,

SELLER _____
BUYER SSN/DL _____
BUYER SSN/DL _____
BUYER ADDRESS _____

TELEPHONE _____ EMAIL _____