

AGREEMENT OF PURCHASE AND SALE

THIS AGREEMENT, entered this 30th day of December, 2021, by and between the TENNESSEE VALLEY AUTHORITY, as agent of the UNITED STATES OF AMERICA (hereinafter called "TVA"), and _____ (hereinafter called "PURCHASER"):

WITNESSETH:

IN CONSIDERATION OF the mutual covenants herein contained, the parties hereto agree for themselves and their heirs, successors, and assigns as follows:

On this day, TVA offered for sale at public auction to the highest bidder the land designated as TVA Tract No. XKSF-5 described in the Notice of Public Auction, which is labeled as Exhibit A and attached to and made a part hereof.

The PURCHASER was the highest bidder at said public auction and was declared the purchaser of the land above designated and has paid unto TVA a total price of _____ AND NO/100 DOLLARS (\$_____).

PURCHASER having made full payment of said purchase price, TVA agrees, upon fulfillment of the conditions set forth in said Exhibit A, to execute and deliver a Special Warranty Deed conveying title to said land to PURCHASER subject only to such terms and conditions, covenants, restrictions, reservations, exceptions, and/or limitations as are made applicable to said land by the Notice of Public Auction in Exhibit A and as were announced on the day of the public auction.

No member of or delegate to Congress or Resident Commissioner, or any officer, employee, special Government employee, or agent of TVA shall be admitted to any share or part of this agreement or to any benefit that may arise therefrom unless it be made with a corporation for its general benefit; nor shall PURCHASER offer or give, directly or indirectly, to any officer, employee, special Government employee, or agent of TVA, any gift, gratuity, favor, entertainment, loan, or any other thing of monetary value, except as provided in 5 CFR part 2635. Breach of this clause shall constitute a material breach of this agreement, and TVA shall have the right to exercise all remedies provided in this agreement or at law.

This Agreement may be executed in counterparts, each of which, when taken together, shall constitute one and the same instrument.

IN WITNESS WHEREOF, the parties hereto have caused this agreement to be executed on the day and year first above written.

TENNESSEE VALLEY AUTHORITY,
agent of the UNITED STATES OF AMERICA

PURCHASER

By: _____
AARON B. NIX, Senior Manager
Realty Services

By: _____
Address: _____
