

**NOTICE OF TERMINATION OF PURCHASE AGREEMENT
AND CANCELLATION INSTRUCTIONS**

In reference to the Agreement dated _____ between _____
Buyer, and _____ Seller, concerning property commonly known as _____

Buyer hereby notifies Seller of Buyer's election to TERMINATE the Agreement for the following reasons:

It is requested that you execute the following cancellation instructions and return them to the title company as soon as possible.

Buyer _____ Date _____

Buyer _____ Date _____

**CANCELLATION INSTRUCTIONS
AND RELEASE**

TO _____ Escrow No. _____
(Escrow Holder)

By reason of the termination of the above Agreement, you are authorized and directed to cancel the above escrow and to disburse, as soon as practicable, all unused deposits in this escrow, together with any accrued interest, as follows:

Refund check is to be mailed _____
 delivered to _____
 picked up. Please call _____ when check is ready.

Each of the parties, including the Broker, releases the other from any further claim or damages against the other arising out of the transaction or the escrow, and specifically waives any right to specific performance of the Agreement. Each of the parties further releases the escrow holder from any and all claims arising out of the escrow and from any further responsibility to them in connection with the escrow or the Agreement.

Time is of the essence of these Cancellation Instructions.

Buyer _____ Date _____

Buyer _____ Date _____

Seller _____ Date _____

Seller _____ Date _____

Broker _____ Date _____

By (Agent) _____

Broker _____ Date _____

By (Agent) _____

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Date _____

