



Stiff.Money

Real Estate Purchase Agreement & New Construction Loan

This Real Estate Purchase Agreement ("Agreement") is entered into as of **[DATE]**, by and between:

Seller: **[Property Seller]**("Seller")

Buyer: Stiff.Money LLC, 1309 Coffeen Ave STE4853, Sheridan WY 82801("Buyer")

Property Description

The Seller agrees to sell and the Buyer agrees to purchase the following real property:

Property Address: **[Street Address]**

Tax Parcel: **[Parcel Number]**

Legal Description: **[As recorded on deed]**

Purchase Price and Payment Terms

The purchase price for the Property shall be **[PRICE]**, payable as follows:

- **Balance of Purchase Price:** The balance of the purchase price shall be paid by the Buyer to the Seller at the closing of the transaction, by certified funds or wire transfer.

Construction Costs and Payment Terms

The construction costs for the Property shall be **[COSTS]**, payable as follows:

- **Balance of Construction Costs:** The balance of the construction costs shall be paid by the Buyer to the Seller at the closing of the transaction, by certified funds or wire transfer.

Contingencies

This Agreement is contingent upon the following conditions:

- **Financing:** The Buyer selling **[\$VALUE]** equal to **([#NUMBER])** Promissory NOTE Tokens on Stiff.Money for the Purchase of the Property and Construction within 60 business days from the Effective Date of this Agreement.



Closing Date

The closing of this transaction shall take place on or before **[Closing Date]** ("Closing Date"), unless otherwise agreed to in writing by the Parties.

Seller's Disclosure

The Seller shall provide the Buyer with all legally required disclosures regarding the condition of the Property.

Default

In the event of default by either Party, the non-defaulting Party shall have all rights and remedies available at law or in equity, including the right to seek specific performance or damages.

Governing Law

This Agreement shall be governed by and construed in accordance with the laws of the State of Wyoming, without regard to its conflict of law principles.

Entire Agreement

This Agreement constitutes the entire understanding between the Parties, superseding all prior discussions, negotiations, and agreements.

IN WITNESS WHEREOF, the Parties hereto have executed this Real Estate Purchase Agreement as of the date first above written.

Seller:

Date:

[Signature]

[Printed Name]

Buyer:

Date:

[Signature]

[Printed Name]