



## ASSUMED FINANCING ADDENDUM

(C.A.R. Form AFA, Revised 12/21)

This is an addendum to the Purchase Agreement, OR ☐ Seller Counter Offer No. \_\_\_\_\_, ☐ Buyer Counter Offer No. \_\_\_\_\_, ☐ Other \_\_\_\_\_ ("Agreement"), dated \_\_\_\_\_, on property known as 6477 Meadowridge Dr., Santa Rosa, CA 95401 ("Property"), between Maria Tantum, Mike Tantum ("Buyer"), and John Monk, Lisa Monk ("Seller"). Buyer and Seller are referred to as the "Parties."

1. Obtaining the assumption below, and Buyer's approval of such assumed financing, is a contingency of the Agreement. Buyer shall act diligently and in good faith to obtain the designated financing.
2. Seller shall, within **5 (or ☐ \_\_\_\_\_) Days** after Acceptance, request from Lender, and upon receipt provide to Buyer, Copies of all applicable notes and deeds of trust, loan balances and current interest rates. Differences between estimated and actual loan balances shall be adjusted at Close Of Escrow by cash down payment. Impound accounts, if any, shall be assigned and charged to Buyer and credited to Seller. If this is an assumption of a VA Loan, the sale is contingent upon Seller being provided a release of liability and substitution of eligibility, unless otherwise agreed in writing.
3. **A.** Within **17 (or ☐ \_\_\_\_\_) Days** after Acceptance, Buyer shall, as specified in the Agreement, remove this contingency or cancel this Agreement. However, if the assumed loan documents are not provided to Buyer within **7 Days** after Acceptance, Buyer has **5 (or ☐ \_\_\_\_\_) Days** after receipt of these documents, or the time specified in the first sentence of this paragraph, whichever occurs last, to remove this contingency or cancel the Agreement;  
**OR B.** (If checked) ☐ assumed loan contingency shall remain in effect until the assumption is approved.

By signing below Buyer and Seller acknowledge that each has read, understands, has received a copy of and agrees to the terms of this Assumed Financing Addendum.

Buyer \_\_\_\_\_ Date \_\_\_\_\_  
Maria Tantum

Buyer \_\_\_\_\_ Date \_\_\_\_\_  
Mike Tantum

Seller \_\_\_\_\_ Date \_\_\_\_\_  
John Monk

Seller \_\_\_\_\_ Date \_\_\_\_\_  
Lisa Monk

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