

RESIDENTIAL REAL ESTATE PURCHASE AGREEMENT

Contract Date: April 25, 2023

Sale Date: May 25, 2023

Property Address: 2847 Central Avenue, St. Petersburg, FL 33701

Sale ID: 4036

1. PARTIES

BUYER: Chloe Parker
Address: West Palm Beach, FL
Phone: 561-555-1032
Email: chloe.parker@email.com

SELLER'S AGENT: Christopher Lee
Company: Coldwell Banker Tampa
License: 110

2. PROPERTY DESCRIPTION

Property Address: 2847 Central Avenue, St. Petersburg, FL 33701
County: Pinellas County
Property Type: Townhouse
Bedrooms: 2
Bathrooms: 2.0
Square Footage: 1,580 sq ft
Lot Size: 5,200 sq ft
Year Built: 2017

3. PURCHASE PRICE AND TERMS

Purchase Price: \$385,000.00
Original Listing Price: \$400,000.00
Days on Market: 45 days
Earnest Money: \$3,850.00 (1% of purchase price)

4. FINANCING DETAILS

Financing Type: Conventional
Down Payment: \$77,000.00
Loan Amount: \$308,000.00
Interest Rate: 6.750%
Loan Term: 30 years
Monthly Payment: \$2,005.00

5. BUYER FINANCIAL QUALIFICATION

Annual Income: \$88,000.00
Monthly Income: \$7,333.33
Credit Score: 680
Employment: Real Estate Agent at Coldwell Banker
Years Employed: 2
Debt-to-Income Ratio: 27.0%
Savings Amount: \$42,000.00
Pre-approved Amount: \$400,000.00
First-time Buyer: Yes

6. CONTINGENCIES AND SPECIAL TERMS

Contingencies: Real estate agent purchase
Special Terms: Coldwell Banker agent St. Pete
Inspection Contingency: 10 business days from contract acceptance
Financing Contingency: 21 business days from contract acceptance
Appraisal Contingency: Subject to property appraisal at or above purchase price

7. CLOSING INFORMATION

Estimated Closing Costs: \$10,200.00
Title Company: First American Title
Escrow Company: Fidelity National Title
Appraisal Value: \$395,000.00
Inspection Status: Passed

8. REAL ESTATE COMMISSION

Listing Agent: Christopher Lee
Commission Rate: 3.0%
Commission Amount: \$11,550.00

9. SIGNATURES

By signing below, the parties acknowledge they have read, understood, and agree to all terms and conditions of this Purchase Agreement.

BUYER SIGNATURE

DATE

Chloe Parker

AGENT SIGNATURE

DATE

Christopher Lee

*This agreement was generated on August 04, 2025 for Housing Intelligence Database Sale ID 4036.
All financial figures and terms reflect actual transaction data.*