

# AGREEMENT NOTICE

## PURSUANT TO THE SHORT SALE ADDENDUM TO THE PURCHASE CONTRACT

Document updated:  
June 2019



*The pre-printed portion of this form has been drafted by the Arizona Association of REALTORS® (AAR). Any change in the pre-printed language of this form must be made in a prominent manner. No representations are made as to the legal validity, adequacy and/or effects of any provision, including tax consequences thereof. If you desire legal, tax or other professional advice, please consult your attorney, tax advisor or professional consultant.*



1. Contract dated: \_\_\_\_\_  
MONTH DAY YEAR
2. Seller: \_\_\_\_\_  
SELLER'S NAME(S)
3. Buyer: \_\_\_\_\_  
BUYER'S NAME(S)
4. Premises/Property Address: \_\_\_\_\_

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5.  Seller hereby delivers this Agreement Notice to Buyer pursuant to the Short Sale Addendum to the Contract.
  6. Seller and Seller's creditor(s) have entered into a short sale agreement pursuant to which creditor(s) have
  7. authorized Seller to sell the Premises/Property to the Buyer for less than the loan amount(s) secured by the
  8. Premises/Property ("Short Sale Approval").
  9. **OR**
  10.  Seller and Seller's creditor(s) have entered into a short sale agreement pursuant to which creditor(s) have
  11. authorized Seller to sell the Premises/Property to the Buyer for less than the loan amount(s) provided that certain
  12. Contract terms are modified ("Short Sale Approval"). Therefore, this Agreement Notice to Buyer pursuant to the
  13. Short Sale Addendum to the Contract shall be effective **only** when the attached Arizona REALTORS® Addendum
  14. setting forth the modified terms is signed by Buyer and a signed copy delivered pursuant to the Notice
  15. section of the Contract and received by Broker on behalf of Seller named in the Contract.
  16. By signing below, Seller acknowledges having reviewed and approved the Short Sale Approval. Seller further
  17. acknowledges having had the opportunity to retain independent third party professionals to advise Seller as to the
  18. legal, credit and tax consequences, if any, associated with the terms and conditions of the Short Sale Approval.
  19. Seller recognizes, acknowledges, and agrees that Brokers are not qualified, nor licensed, to counsel Seller as to the
  20. legal, credit and tax consequences, if any, associated with the terms and conditions of creditor's Short Sale Approval.

21. \_\_\_\_\_ MO/DA/YR  
SELLER'S SIGNATURE
- \_\_\_\_\_ MO/DA/YR  
SELLER'S SIGNATURE