



RE/MAX OCEAN REALTY
CONTRACT AND BILL OF SALE

STATE OF NORTH CAROLINA

THIS CONTRACT AND BILL OF SALE is made and entered into this ___ day of ___,
in the year ___, by and between ___
(hereinafter referred to as "Seller") and ___
(hereinafter referred to as "Buyer").

WITNESSETH

1. For and in consideration of \$ ___ and other valuable
consideration, the receipt of which will occur upon closing, Seller agrees to sell, and Buyer agrees to buy, certain
articles of personal property located in the building or residence located in the county of ___ and
located on the real property described as ___, said personal property
being described as follows
(check all that apply):

- checkbox All appliances;
checkbox All interior furnishings;
checkbox All outdoor furniture;
checkbox All bedding and linens;
checkbox All dishes, utensils, pots, pans, glassware, and other kitchen personalty;
checkbox All window coverings;
checkbox All pictures and other decorating items;
checkbox All electronics;
checkbox Other items:

2. The items of personal property that are presently located in the building or residence described above, but are
NOT included in this instrument are as follows:

3. Possession and ownership of said personal property will be transferred to Buyer on the date of transfer of title and
possession of the property as stated in the Offer to Purchase and Contract between Buyer and Seller. All property
listed in Section 2 shall be removed by Seller by said date of transfer.

4. The risk of loss or damage by fire or other casualty prior to closing shall be upon the Seller

5. The personal property described above must be in substantially the same condition at closing as on the date of
the offer, reasonable wear and tear excepted.

6. This contract contains the entire agreement of the parties. All changes, additions, or deletions hereto must be in
writing. This contract shall be binding upon and shall inure to the benefit of the parties and their heirs, successors,
and assigns.

7. Once the deed to the above described real property has passed from the Seller to the Buyer, and upon the
delivery and acceptance of the deed of conveyance for the real property contemplated in paragraph 3 above, this
instrument shall automatically operate as a Bill of Sale, and fee simple title to the above described personal property
shall pass from Seller to Buyer.

8. Seller covenants that Seller is seized of the property in fee and has the right to convey the property in fee simple,
that the property is free and clear of all encumbrances, and that the Seller will warrant and defend his title against the
lawful claims of all persons whatsoever.

IN TESTIMONY WHEREOF, Seller and Buyer have hereunto set their hands and seals the day and year stated
below.

Buyer Date Seller Date

Buyer Date Seller Date