

**TERMINATION AND MUTUAL RELEASE AGREEMENT**

We, the Undersigned, hereby terminate and release all rights, title and interest in and to that certain contract (the "**Contract**") dated \_\_\_\_\_

SELLER(S) \_\_\_\_\_ and  
PURCHASER(S) \_\_\_\_\_

Relating to the property located at \_\_\_\_\_ .

Further, the Seller(s) and Purchaser(s) direct the Escrow Agent to disburse the Earnest Money described under the Contract as follows:

\$ \_\_\_\_\_ to Buyer via [ ] wire or [ ] check by mail to the following:

Buyer Address: \_\_\_\_\_  
\_\_\_\_\_

\$ \_\_\_\_\_ to Seller via [ ] wire or [ ] check by mail to the following:

Seller Address: \_\_\_\_\_  
\_\_\_\_\_

Upon the acceptance of the above conditions each party releases the other from any and all responsibility in connection with performance under this contract.

By entering into this Termination and Mutual Release Agreement, Buyer and Seller, and each party's heirs, successors and assigns, do hereby release, acquit, and forever discharge the other party, their heirs, successors, assigns, and

\_\_\_\_\_ (Brokers) from any and all claims, actions, causes of actions, demands, rights, damages, costs, expenses and compensation whatsoever, which the undersigned now has or may have arising out of that certain contract set out above.

*Signed this* \_\_\_\_\_ *day of* \_\_\_\_\_ , 20\_\_\_\_.

Buyer

Seller

Buyer

Seller