



# BUYER'S SYNDICATION ADDENDUM

Equity Financing Contingency

Prepared by: Agent \_\_\_\_\_ Phone \_\_\_\_\_  
Broker \_\_\_\_\_ Email \_\_\_\_\_

DATE: \_\_\_\_\_, 20\_\_\_\_\_, at \_\_\_\_\_, California.

Items left blank or unchecked are not applicable.

### FACTS:

1. This is an addendum to the following agreement:

- Purchase Agreement  Counteroffer
- Escrow Instructions  \_\_\_\_\_

- 1.1  of same date, or dated \_\_\_\_\_, 20\_\_\_\_\_, at \_\_\_\_\_, California,
- 1.2 entered into by \_\_\_\_\_, as the Buyer, and
- 1.3 \_\_\_\_\_, as the Seller,
- 1.4 regarding real estate referred to as \_\_\_\_\_

### AGREEMENT:

In addition to the terms of the above referenced agreement, Buyer and Seller agree to the following:

- 2. Close of escrow is conditioned on Buyer funding the down payment on the price from contributions made by investors Buyer solicits who subscribe to membership interests in a limited liability company (LLC) (or co-ownership interests as tenants in common) which will close escrow as the assignee of Buyer.
  - 2.1 On acceptance of this offer, Buyer to promptly undertake his due diligence investigation and complete his analysis of the property in a timely manner.
  - 2.2 Buyer to promptly prepare an investment circular on satisfaction of his due diligence investigation at which time Buyer will solicit investors to contribute to the LLC (or as tenants in common).
- 3. Buyer may terminate the above referenced agreement on or before closing should Buyer be unable to sell sufficient LLC membership interests (or tenant-in-common interests) to fund the close of escrow on this transaction. [See ft Form 183]
- 4. \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

#### I agree to the terms stated above.

See attached Signature Page Addendum. [ft Form 251]

Date: \_\_\_\_\_, 20\_\_\_\_\_

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

Signature: \_\_\_\_\_

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

Signature: \_\_\_\_\_

#### I agree to the terms stated above.

See attached Signature Page Addendum. [ft Form 251]

Date: \_\_\_\_\_, 20\_\_\_\_\_

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

Signature: \_\_\_\_\_

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

Signature: \_\_\_\_\_