# RELEASE OF EMD/DD/any funds

Drafted by 24 Hour Closing

Seller:

Buyer:

1. **Contract.** The Parties entered into a contract for the purchase and sale of the real Property better identified in the Offer to Purchase

for the property located at

1. **Intent.** The Parties mutually agree to release the funds held by 24 Hour Closing to
2. Description of funds *(or check below)*

*(insert Buyer or Seller name)*

* 1.
	2.
	3.

Funds were identified as EMD on the purchase agreement

Funds were identified as DD on the purchase agreement but were sent to 24 Hour Closing Neither of above: please describe

1. **Release from Liability.** *(check one)*

#

The Parties hereby release and forever discharge each other and their respective successors in interest from any

and all claims, demands, rights and causes of action of whatsoever kind and nature arising from the Contract *(this cancels the contract).*

dvance release of EMD/DD/funds and all other terms of the

#

The underlying contract is still valid: this is only an a

underlying contract shall be enforceable.

5. **Effective Date.** This Release shall be effective on the date that it has been signed by all of the Parties. It may be signed in counterparts.

Seller

Buyer:

Seller

Buyer:

Date:

Date: