



RE/MAX Northwest, Inc.

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The printed portions of this form, except differentiated additions, have been approved by the Colorado Real Estate Commission. (NTC43R-10-11) (Mandatory 1-12)

THIS FORM HAS IMPORTANT LEGAL CONSEQUENCES AND THE PARTIES SHOULD CONSULT LEGAL AND TAX OR OTHER COUNSEL BEFORE SIGNING.

INSPECTION RESOLUTION

Date: 5/15/2012

This document affects the Contract dated 5/5/2012 between *I* (Seller) and *I* (Buyer) relating to the sale and purchase of the Property known as:

Terms used herein shall have the same meaning as in the Contract.

RESOLUTION OF UNSATISFACTORY PHYSICAL CONDITION.

Pursuant to § 10.4 of the Contract, items set forth below, or otherwise in this document, shall be paid by Seller.

Pursuant to § 10.3 of the Contract, Buyer and Seller agree that Seller, on or before 2 days prior to closing, shall correct or resolve the following unsatisfactory physical conditions of the Property or Inclusions:

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4.1

For clarification purposes, the items b and b of the Inspection Objection will be referred to in this Inspection Resolution as b-1 and b-2 (in the order they were written in the Inspection Objection).

1. As an alternative to item a. of the Inspection Objection, Seller agrees to have licensed HVAC clean, service and certify both furnaces to be in good working order. Paid receipts shall be provided 2 days prior to closing.

2. Seller agrees to item b-1 of Inspection Objection.

3. As an alternative to item b-2 of the Inspection Objection, the Seller agrees to have licensed electrician evaluate the junction box that is exposed and make the repairs as the electrician necessary to consider it safe. Receipts of paid work will be provided 2 days prior to closing.

4. As an alternative to portions of b-2 and c of the Inspection Objection dealing with the sprinkler system, Seller agrees to contribute \$200.00 towards Buyer's closing costs to cover any expenses for sprinkler system issues. See Amendment to Extend contract dated 5/15/2012. This will be deemed a full and final settlement.

5. As an alternative to inside plumbing issues stated in item c of the Inspection Objection, Seller agree to fix items A-1, A-2, B and C listed in Section 21 of the Inspection Report.

6. As an alternative to item d of the Inspection Objection, Seller is providing this additional information:

Fisher's Concrete: 12-09741. They laid the concrete slab, with the 3' deep caissons.
Phone: _____

Premier Construction: 12-09656. They built the perianla with 6" expansion bolts into the concrete, per Broomfield building code. Phone: _____

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Date: 5/16/2012

Buyer: _____

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Date: 5/16/2012

Buyer: _____

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Date: 5/15/2012

Seller: _____

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