



ADDENDUM

(C.A.R. Form ADM, Revised 12/15)

No. 1 A

The following terms and conditions are hereby incorporated in and made a part of the: [X] Purchase Agreement, [] Residential Lease or Month-to-Month Rental Agreement, [] Transfer Disclosure Statement (Note: An amendment to the TDS may give the Buyer a right to rescind), [] Other

dated _____, on property known as 1017 4th St;1023 & 1025 4th Street; 1031, 1035, 1039 4th St. Eureka, California 95501

in which County of Humboldt is referred to as ("Buyer/Tenant") and Gerald Rush, Belinda Rush is referred to as ("Seller/Landlord").

1) An extension provision that in the event escrow does not close by December 31st, 2019, that a non-refundable additional deposit (applied to the purchase price) in the amount of Forty-Thousand Dollars (\$45,000), by personal check be made out to Belinda and Gerald Rush and not put into escrow. The personal check will be submitted to the seller as soon as possible after December 31, 2019.

2)The tenants residing at said properties are on month-to-month rental agreements. Sellers will not extend any lease or rental terms beyond the Close of Escrow. All tenants will vacate the premises prior to or on the date of Close of Escrow. Sellers will provide to Buyer (County of Humboldt) said properties free and clear of any tenants, individuals, and/or businesses. In the event that said properties are still occupied by any tenants, individuals and/or businesses, then the Close of Escrow date will extend by 60 days to permit Sellers to take appropriate legal actions to remove any tenants, individuals, and/or businesses who continue to be in unlawful possession of the premises. In the event that Sellers are required to take legal actions to remove any tenants, individuals, and/or businesses, Buyer will reimburse Sellers a sum of up to, but not to exceed, Two Thousand Five Hundred Dollars (\$2500) for legal costs including attorney's fees actually incurred by Sellers.

3) Board Mtg#1 - upon owner execution of the of the Commercial Purchase Agreement and Addendum 1A and 1B the County of Humboldt will diligently move forward with scheduling for a Board of Supervisors Meeting to obtain Board Approval to execute a Notice of Intention to Purchase Property with publishing and posting and authorization to submit a non-refundable Forty-Five Thousand Dollar (\$45,000) check as soon as possible after Board Approval.

4) Board Mtg #2 - Four (4) weeks after the Board meeting described above - The Board of Supervisors will hear and receive Public Comments on the proposed purchase.

The foregoing terms and conditions are hereby agreed to, and the undersigned acknowledge receipt of a copy of this document.

Date _____

Date 07/24/2019 04:46 PM GMT

Buyer/Tenant X _____ County of Humboldt

Seller/Landlord X Gerald Rush Gerald Rush

Buyer/Tenant _____

Seller/Landlord X Belinda Rush Belinda Rush

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