

**SCOPE PROJECT  
PROPERTY CONDITION & INSPECTION POLICY**

Addendum Number \_\_\_\_\_ to CONTRACT OF SALE (the "Contract") Dated: \_\_\_\_\_

BUYER: \_\_\_\_\_

SELLER: MAYOR AND CITY COUNCIL OF BALTIMORE

PROPERTY: \_\_\_\_\_

BROKER: \_\_\_\_\_ AGENT NAME: \_\_\_\_\_

**PROPERTY CONDITION DISCLAIMER:**

The Mayor and City Council of Baltimore makes no representation or warranties concerning the condition of this property, including but not limited to, mechanical and operating systems (electrical, plumbing, sewage, heating and air conditioning) dry basement, roof, structural condition, environmental hazards, or compliance with local codes, zoning or building requirements. The property is being sold in strictly "**AS IS CONDITION**". Buyers are encouraged to conduct an inspection to identify any and all defects to the property.

**PROPERTY INSPECTION POLICY**

Upon entering a Contract to purchase a property from the Mayor and City Council of Baltimore, it is your right to have a property inspection performed by a qualified inspector to identify any and all defects. Buyer shall have the right to terminate this Contract and receive a full refund of Earnest Money Deposit ONLY upon written notice to Seller, which must be received by or be delivered to Seller within **45 days of the date of contract ratification** should the property inspection reveal a structural condition, the presence of termites or other wood boring insects, radon gas, or any other conditions that are unsatisfactory to the Buyer.

**The notice to terminate must contain an explanation of the conditions and reasons for the Buyer's termination.**

By signing below, Buyer acknowledges that he/she has received and read a copy of the **Property Condition & Inspection Policy** before signing the Contract to purchase a SCOPE property.

\_\_\_\_\_  
Buyer Date

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Buyer Date

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Seller\* Date

\*Signing On Behalf of Mayor and City Council