

## OPTION TO PURCHASE

Reference Nos. of Documents Released or Assigned: N/A

Grantor(s): (Last, First, Middle Initial)

1. \_\_\_\_\_

Grantee(s): (Last, First, Middle Initial)

1. \_\_\_\_\_

2. \_\_\_\_\_

Legal Description: (Abbreviated: i.e. lot, block, plat or section, township, range, quarter/quarter)

Additional legal(s) on page 1.

Assessor's Tax Parcel ID \_\_\_\_\_

THIS AGREEMENT, is made this \_\_\_\_ day of \_\_\_\_\_, 2005, by and between \_\_\_\_\_, a widow, hereinafter called Optionor, and \_\_\_\_\_, husband and wife, hereinafter called Optionee.

WITNESSETH, that for and in consideration of the rental agreement between the parties and the purchase and sale agreement executed contemporaneously herewith (and any consideration paid for this option defined in the lease agreement or the purchase and sale agreement), the Optionor hereby gives and grants unto the Optionee the right to purchase the following described real estate and premises situate in Clallam County, Washington, to wit:

for a total purchase price defined in the parties' Purchase & Sale Agreement executed contemporaneously herewith, and which terms and conditions are incorporated herein by this reference.

The term of this Option shall be twenty four (24) months from the date of execution of this document, which expiration date shall be the same day of the 24<sup>th</sup> month, regardless of the number of days, unless that day falls on a weekend or a federal holiday, in which case the expiration date shall be the next regular week day.

Optionor does agree to be bound by Optionee's right to purchase said property and agrees not to hinder this Option in any way, nor to sell the property, nor to list said property for sale during the term of this Option. Optionee is hereby granted the exclusive right to purchase the property. Breach of this agreement shall entitle the prevailing party to reasonable attorney's fees and costs of enforcement.

If the Optionee elects to purchase the property pursuant to this Option, Optionee shall give written notice of such to Optionor by registered and regular mail at this address provided by Optionor: \_\_\_\_\_ (or to such address as Optionor shall provide to Optionee or Optionee's agent in writing) on or before 60 days from the expiration date of this assignment. Upon said notice, Optionor agrees to execute in a timely manner all necessary documents under the terms and conditions of the above referenced lease agreement and purchase and sale agreement.

