

The printed portions of this form, except differentiated additions, have been approved by the Colorado Real Estate Commission (EMR 83-5-04)

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

EARNEST MONEY RELEASE

Date: _____

1. Parties, Property, Contract, Earnest Money Deposit:

- a. Seller _____
- b. Buyer _____
- c. Property _____
- d. Date of Contract _____
- e. Earnest Money \$ _____

2. Buyer and Seller agree that the Contract is terminated. Buyer and Seller agree that the Earnest Money shall be distributed as follows:

- a. \$ _____ payable to: _____
- b. \$ _____ payable to: _____
- c. Other: _____

If the Contract required the Earnest Money to be placed in an interest bearing account, the interest shall be disbursed as follows:

This Earnest Money Release may affect legal rights or claims of the parties. Buyer and Seller are advised of their right to obtain legal counsel.

Date: _____

Date: _____

Buyer

Buyer

Date: _____

Date: _____

Seller

Seller