

THE HAMLET AT HARVEST VIEW
NON-BINDING RESERVATION AGREEMENT

To: Hamlet Homes LLC
373 South Main Street
Suffield, CT 06078

Date: _____

1. **RESERVATION.** I/We wish to reserve Lot# _____ Model Name: _____ of The Hamlet at Harvest View a 22 Lot Subdivision in East Windsor, CT. The approximate price of the Unit is \$_____. This non binding reservation agreement ("Agreement") is not a contract to purchase or sell the property but is merely an indication of my/our interest in purchasing the above Unit.

2. **DEPOSIT.** To show my/our interest, I/we have delivered to you \$_____ (cash/check) (the "Deposit"), which shall be held in escrow by the Listing Agent or Escrow Agent, subject to my/our right to cancel this Agreement as provided hereunder.

3. **LENGTH OF RESERVATION.** This Agreement reserves the Property for a period of 15 calendar days from the date set forth above at 5:00 P.M. ("Termination Date"). However, I/we may cancel this Agreement at any time before the Termination Date, without penalty.

4. **CANCELLATION.** This Agreement shall be canceled if any of the following events occur:

(a) If, before entering into a purchase agreement with you for the Unit, I/we give you written notice that I/we want the Deposit returned and you return it; or

(b) If I/we enter into a purchase agreement with you for the Unit. In this case, the Deposit paid today shall be treated as part of the Deposit required in the purchase agreement; or

(c) If I/we do not enter into a purchase agreement with you by the Termination Date and you return the Deposit, you are no longer bound by this Agreement. If this Agreement is canceled, neither I/we nor you shall have any further rights or obligations under it.

5. **RETURN OF DEPOSIT.** If the Escrow Agent is required to return the Deposit to me/us, the Escrow Agent will mail it to me/us at my/our address below in the form of a check payable to me/us in the amount of the Deposit.

6. **NO ASSIGNMENT.** I/we may not assign any of my/our rights under this Agreement.

NOTICES. All notices shall be in writing and sent to your address above or my/our address below by certified mail, return receipt requested, or by hand delivery.

Name(s), address and telephone number(s) are:

Name(s): _____

Mailing Address: _____

E-Mail Address: _____

Telephone No#s. _____

(Home) _____

(Work) _____

(Fax No.) _____

To: _____

RECEIPT: \$ _____ (cash/check) has been received from you and is accepted, and the Unit is reserved for you, under the above terms.

BUYER: _____ DATE: _____

BUYER: _____ DATE: _____

Received For: Hamlet Homes, LLC

By: _____