## IN THE REPUBLIC OF TRINIDAD AND TOBAGO

### AGREEMENT OF SALE

**THIS AGREEMENT** made this 12th day of July in the Year of Our Lord Two Thousand and Ten BETWEEN of **Ureeka Daniel,** of 224 Cassava Drive, La Platta Gardens, Valencia, in the Island of Trinidad (herein after called “the Vendor”) of the One Part and **HENRY JOHN** of , in the ward of Arima, in the Island of Trinidad (herein after called “the Purchaser”) which expression where the context so admits shall include the Legal Personal Representatives, heirs and assigns of the Purchaser) of the other part.

# WHEREAS:

The Vendor is and possessed of the the property situated at 15 Bluebell Avenue, Coral Gardens, Buccoo, Tobago more properly described in the schedule by virtue of inheritance from her deceased father and the letters of administration are in the process. The house was in occupation by Mr.Levi Clarke and there is a matter pending in the ejection of the said Mr.Levi Clarke.

AND WHEREAS the Vendor is desirous of selling the said property for the sum of one million dollars ($1,000,000.00)

AND WHEREAS the seller is desirous of buying the property for the said amount

# IT IS AGREED AS FOLLOWS: -

1. The Vendor agrees to sell and the Purchaser to buy the said Property free from all encumbrances.
2. The purchase price shall be the sum of **One million dollars ($1,000,000.00).**
3. The Purchaser acquiesces that the property is not yet vested in the name of the vendor. The Purchaser shall pay the legal expenses of two hundred thousand ($200,000) that is necessary to acquire the title unto the name of the Vendor. The Vendor hereby acknowledges the receipt of the same.
4. The Vendor shall act diligently and fairly in ensuring that the said title to the property shall be conveyed to the Purchaser.
5. The Vendor shall pay the remaining amount from the one million dollars after paying the legal expenses to the Purchaser.

**IN** **WITNESS WHEREOF** the parties hereto have set their hands the day and years first herein above written.

**The Schedule to the above referred to**

ALL THAT parcel or lot of land comprising Two hundred and twenty three point zero square metres be the same more or less and situate in the Ward of Tobago parish St.Patrick in the island of Tobago and Bounded on the North by a road reserve 10.06m wide and by lot no.30 on the south by lot no.32 and by a sewer line reserve 2.44m wide on the east by a sewer line reserve 2.44m wide and by lot no. 30 on the west by a road reserve 10.06m wide and by lot no.32.

# SIGNED by within named }

# UREEKA DANIEL as for }

# her act and deed in the }

# presence of: }

# 

# 

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**SIGNED** by within named **}**

# HENRY JOHN as for }

his act and deed in the **}**

# presence of: - }

Before me

Attorney at law

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