

Name \_\_\_\_\_ CNB Account # \_\_\_\_\_  
Email Address \_\_\_\_\_ Phone # \_\_\_\_\_

**1. PROPERTY INFORMATION**

Property Address: \_\_\_\_\_  
*A copy of the legal description of the property must be included with this form.*

County: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

**Property Type:**

Non-Income Producing     Income Producing     Improved Land     Unimproved Land

**Interest Owned By IRA:**

My IRA will own 100% of the property     My IRA will own \_\_\_\_\_% of the property\*

\*Any percentages other than 100% should also show "Tenants in Common" in the registration.

**2. EARNEST MONEY INSTRUCTIONS**

**Earnest Money Deposit: \$** \_\_\_\_\_

Send Earnest Money By:  Wire (\$30 fee)     Check     Check by Overnight (\$35 fee) or use your  FedEx or  UPS Billing # \_\_\_\_\_

*Note: Please be sure your IRA has sufficient cash available to cover any extra processing fees.*

**Check Instructions**

Make Check Payable To: \_\_\_\_\_ Phone Number \_\_\_\_\_

Mail Check To: \_\_\_\_\_ City \_\_\_\_\_ ST \_\_\_\_\_ Zip \_\_\_\_\_

**Wire Instructions**

The undersigned originator requests payment to be made to the firm shown below. To the extent not prohibited by law, the undersigned agrees that this wire transfer is irrevocable and that the sole obligation of CNB is to exercise ordinary care in processing this wire transfer and that it is not responsible for any losses or delays which occur as a result of any other party's involvement in processing this transfer.

Bank Name \_\_\_\_\_ ABA Routing # \_\_\_\_\_ Bank Phone # \_\_\_\_\_

Bank Address \_\_\_\_\_ City \_\_\_\_\_ ST \_\_\_\_\_ ZIP \_\_\_\_\_

Credit Account # \_\_\_\_\_ For Credit To \_\_\_\_\_ Further Credit To \_\_\_\_\_

**3. CONTRACT FORWARDING INSTRUCTIONS**

I have read and approved the enclosed contract for purchase of the property listed in Section 1. I authorize Community National Bank to sign the contract on behalf of my IRA. Please forward the signed contract as follows:

Send to same address shown in "Check Instructions" listed in Section 2.

Or

Company Name \_\_\_\_\_ Contact Name \_\_\_\_\_

Address \_\_\_\_\_ City \_\_\_\_\_ ST \_\_\_\_\_ Zip \_\_\_\_\_

Phone Number \_\_\_\_\_ E-mail \_\_\_\_\_

Send Contract By:  Regular Mail     By Overnight (\$35 fee) or use your  FedEx or  UPS Billing # \_\_\_\_\_

**4. AUTHORIZATION AND SIGNATURE**

Your signature on this form acknowledges and certifies that you have read and approved the contract for the property described in Section 1.

- I acknowledge that I have the sole authority and discretion to select and direct the investment of all assets in my Account and I accept full responsibility for the success and failure of any investment decision.
- I acknowledge that an investment in real estate may require special services, may be more difficult to liquidate, and may involve a high degree of risk. I understand CNB is not responsible for monitoring my investment decisions nor the performance of any investment held in my Account.
- I attest that this investment and future activities involving the investment do not constitute a prohibited transaction as defined in the Internal Revenue Code Section 4975.
- I have not received any investment, tax, or legal advice from CNB. I will seek the advice of my own tax or legal professional to ensure compliance with related laws.
- I understand that funding and expenses for this property must come from my IRA and any income from the property must be deposited to my IRA.
- I agree to indemnify CNB and hold it harmless from any liability, for any loss, damage, injury, or expense, which may occur as a result of the execution of this Purchase Form.
- **I understand the investments in my account, with the exception of the Community National Bank (CNB) savings balance and any CNB certificates of deposit, are not FDIC insured; are not obligations of the bank; are not guaranteed by the bank; and involve risks, including possible loss of principal.**

x \_\_\_\_\_ Date \_\_\_\_\_  
Signature of Account Owner