

**ADDENDUM B**

This is an Addendum to the Purchase Agreement dated July 17, 2017,  
for the purchase and sale of the Property known as (Street Address) 26760 Chapel Hill Dr.  
, (City) North Olmsted, Ohio,  
between Seth Bridger ("BUYER")  
and  ("SELLER").

**The following is hereby mutually agreed upon by said BUYERS and the SELLERS:**

- 1.) Install Sealed lid for Sump Pump and with Battery Backup.**
- 2.) Fix Gas Leak in basement per Home Inspector report. Small gas leak in ceiling area pipes near HVAC unit in basement. Buyer can provide picture from home inspector report to show location.**
- 3.) Replace outdated components of Electrical Panel -- per Home Inspection Report**
- 4.) Install GIF outlets installed in bathrooms, garage, basement, and outdoor patio area (all outlets within 3 feet of water sources) per Home Inspection Report.**
- 5.) Address the insufficient HVAC duct work in the Family Room's Concrete Slab Foundation that has been compromised by the three inch settling per Home Inspection Report.**
- 6) Fix downspout on rear of house (above the eat in kitchen dining area) has been compressed and compromises proper flow of rain water run-off. Request that the down spout be repaired to ensure proper flow of water and functioning down spout.**
- 7). Microwave to be in working order at time of possession.**
- 8.) Detail paperwork on Plumbing Company used to snake the drainage tiles in May and June 2017 per disc. Contact information for Plumber most recently used.**
- 9.) Provide garage door openers, window screens, and all instruction manuals for appliances.**
- 10) Instructions on Home Security Alarm system and company.**
- 11) Instructions on how the Gas Fire Place works.**

_____ BUYER	_____ DATE	_____ BUYER	_____ DATE
_____ SELLER	_____ DATE	_____ SELLER	_____ DATE