

# Simple Agreement Letter for Buying Land

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Robert Johnson

123 Elm Street

Austin, TX 73301

January 12, 2025

Sophia Martinez

456 Willow Avenue

San Antonio, TX 78201

Subject: Simple Agreement Letter for Buying Land

Dear Sophia Martinez,

This letter serves as a formal agreement between Robert Johnson (the Buyer) and Sophia Martinez (the Seller) regarding the purchase of the property located at 123 Elm Street, Austin, TX 73301.

The terms of the agreement are as follows:

1. Sophia Martinez agrees to sell the land at 123 Elm Street, Austin, TX 73301, to Robert Johnson for the agreed-upon price of \$150,000.
2. Robert Johnson will provide an initial deposit of \$15,000 upon signing this agreement, which will be held in escrow. The remaining balance of \$135,000 will be paid on or before February 15, 2025.
3. The Seller agrees to provide a clear and marketable title for the property, free of liens or encumbrances, upon receipt of the full payment.
4. The Buyer agrees to conduct a property inspection within 14 days of signing this agreement and notify the Seller of any significant issues.

5. Closing costs, including transfer fees and taxes, will be shared equally by both parties.
6. This agreement is legally binding, and any disputes will be resolved under the jurisdiction of the state of Texas.

This agreement is effective as of January 12, 2025, and will remain valid until the completion of the transaction.

Both parties confirm their understanding and acceptance of the terms by signing below.

Sincerely,

Robert Johnson

(Signature)

Sophia Martinez

(Signature)