

ADDENDUM TO CONTRACT OF SALE

BETWEEN: JOHN MACEVOY and GREGORY PAGALIANITE, Purchaser/ Assignor

AND: TOWNSHIP OF VERONA, Assignee

AND: FRANK W. RIELY TRUST, Seller

PREMISES: 225 Pompton Avenue, Verona , New Jersey

Date of Addendum: April 25, 2023

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1. In the event of any inconsistencies between this Addendum and the Contract, the parties agree that this Addendum shall control.
 2. The parties agree that the Contract for the above premises is hereby assigned by purchaser to the Township of Verona.
 3. The Township of Verona hereby acknowledges receipt of survey, environmental survey and tank sweep of the premises, and acknowledges the condition of the property that the documents represent. The Township of Verona is reimbursing Purchaser/Assignor for their out of pocket costs, including legal fees, which total approximately \$7,000 which includes costs for 225 Pompton Avenue, Verona, New Jersey.
 4. The parties acknowledge that this assignment is contingent on the Township of Verona having bonds being passed, which will be scheduled for May 1st and May 15th. The closing date is hereby adjourned thirty (30) days to be on or about June 15, 2023.
 5. The parties acknowledge that the contingency for an oil tank sweep has been satisfied.
 6. Upon execution the deposit shall be returned to Purchaser/Assignor and the Township of Verona shall post a deposit of five (5%) percent with their attorney.
 7. The real estate commission for the selling/buyer broker shall be 2 ½% to Century 21 Cedar Crest (representing Township of Verona) and ½% to John Haydu at Keller Williams.

Upon full execution, the Purchaser/Assignor is hereby relieve of any obligation under the Contract.

All other provisions of the contract shall remain in full force and effect.

THIS AGREEMENT may be executed in several counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument, electronic or facsimile signatures will also be valid.

The parties have executed this Addendum to Contract of Sale the date set forth hereinabove.

JOHN MACEVOY, Purchaser/Assignor

GREGORY PAGALIANITE, Purchaser/Assignor

TOWNSHIP OF VERONA, Purchaser/Assignee

FRANK W. RIELY TRUST, Seller

BY: _____
JOSEPH D'ARCO, Township Manager

BY: _____