

PURCHASE AGREEMENT ADDENDUM

This Addendum made this 18th day of July, 2019, between Kelsey M. Slauter, hereinafter "Slauter" and the City of Minot, a North Dakota municipal corporation, hereinafter "City," to the Purchase Agreement dated July 18, 2019.

The parties agree that the house and garage structures located at 805 - 2nd Avenue NE, Minot, North Dakota is excluded from the sale of the real property described as follows:

Lot 9, Block 4, Torbenson's Third Addition to the City of Minot,
Ward County, North Dakota

Street Address: 805 - 2nd Avenue NE
Minot, ND 58701
Tax Parcel ID: MI244540400090
File No.: 4490

Seller shall retain title to the house and foundation (including the mechanical systems such as HVAC, water heater, plumbing, electrical panel, etc.) and parties agree upon a salvage value of \$13,585.00 to be deducted from the agreed purchase price of \$156,000.00. Seller shall remove, at his own expense and peril, the house and foundation structure from the premises no later than 120 days after the closing of the sale of the Property to the City. Seller is not required to backfill any basement but must secure or barricade any open excavations or basement areas. All permits, fees, licenses and other moving expenses shall be borne by the Seller.

City shall not be liable for any injury or damages to any property of the Seller or persons on or about the premises, and Seller shall hold the City harmless from any claims or damages thereto. Further City shall not be liable for any injury, either to persons or property sustained by the Seller or by other persons, including but not limited to guests of the Seller due to the house and garage structures, or any part thereof. Seller shall indemnify and hold harmless the City from any and all liabilities, costs and expenses arising from injury to persons or property in or about the house and garage structures or from any manner or thing growing out of Seller's use, occupancy, management or control thereof.

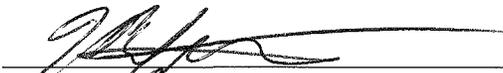
Seller shall maintain the Property in a safe and secure manner and protect the public from hazards relating to the removal of the structures from the Property including, but not limited to, hazards relating to construction or house moving equipment, open excavations and utility connections. Upon completion of the removal of the house and garage structures, Seller shall deliver the Property to City and shall be responsible to secure the Property, fence or barricade any open excavations or hazardous items and otherwise protect the public from harm or nuisance.

IN WITNESS WHEREOF, the parties hereto have hereunto set their hands on the
__ day of _____, 2019.

CITY OF MINOT, a North Dakota
municipal corporation

By: _____
Shaun Sipma, Mayor

By: _____
David Lakefield, Its Finance Director



Kelsey M. Slauter