

ADDENDUM TO CONTRACT FOR PURCHASE AND SALE OF REAL ESTATE
(Notice of Contractor's Right to Offer to Repair Construction Defects)

1 This addendum modifies the terms of the Contract for Purchase and Sale of Real Estate dated
2 _____, by and between _____,
3 Buyer(s), and _____, Seller(s), covering the
4 property commonly known as _____, legally
5 described as _____.

6 Kansas law requires that upon entering into a contract for construction or remodel of a dwelling,
7 the contractor shall provide notice to the potential claimant of the contractor's right to offer to
8 repair construction defects before a claimant may commence litigation against the contractor.

9 **NOTICE:** Kansas law contains important requirements you must follow before you may file a
10 lawsuit for defective construction against the contractor who constructed your home. Ninety
11 (90) days before you file your lawsuit, you must deliver to the contractor a written notice of any
12 construction conditions you allege are defective and provide your contractor the opportunity to
13 make an offer to repair or pay for the defects.

14 You are not obligated to accept any offer made by the contractor. There are strict deadlines and
15 procedures under state law, and failure to follow them may affect your ability to file a lawsuit.

16 _____
17 Buyer Date Seller Date

18 _____
19 Buyer Date Seller Date

This form is approved by legal counsel for the REALTORS® of South Central Kansas exclusively for use by members of the REALTORS® of South Central Kansas and other authorized REALTORS®. No warranty is made or implied as to the legal validity or adequacy of this form, or that its use is appropriate for all situations. Copyright 2016.