

Contract for Sale and Purchase

PARTIES: CARL JOHAN MICHAEL HAEGGSTROEM ("Seller") and STEVEN TRYPIS or GEORGE TRYPIS ("Buyer") agree that Seller shall sell and Buyer shall buy the following described Real Property pursuant to the term and conditions of this Residential Contract for Sale and Purchase:

PROPERTY DESCRIPTION:

- a) Street address, city, zip: 7904 West Drive, Unit 704, North Bay Village, FL 33141
- b) Property is located in Miami-Dade County, Florida. Real Property Tax ID No: 23-3209-026-0800
- c) Legal Description: Unit 704, of BAYSHORE YACHT & TENNIS CLUB, a condominium, according to the declaration thereof recorded in O.R. Book 10273, Page 191, of the Public Records of Miami-Dade County, Florida.

PURCHASE PRICE (U.S. Currency): \$67,743.92

- a) Buyer is to pay Ocwen Loan Servicing, LLC ("Ocwen") the sum of \$66,423.92 on December 28, 2012 effectuating the sale between Ocwen and Seller. After Ocwen has recorded the deed transferring this Real Property from Ocwen to Seller, Seller must transfer its interest in the Real Property to Buyer.
- b) Buyer is to pay Seller the sum of \$1,320.00.


SELLER


CARL JOHAN MICHAEL HAEGGSTROEM

BUYER


STEVEN TRYPIS or
GEORGE TRYPIS

WITNESS


BRADLEY FRIEDMAN