

REPAIR ESCROW HOLDBACK AGREEMENT

Date: [Insert Date]

Property Address: [Insert Full Property Address]

Loan Number: [Insert Loan Number]

Buyer/Borrower: [Insert Buyer Name]

Seller: [Insert Seller Name]

This agreement is made between the Buyer, Seller, and [Insert Lender/Escrow Agent Name] regarding the appraisal-required repairs for the property listed above.

1. REQUIRED REPAIRS: Based on the appraisal report dated [Insert Date], the following repairs must be completed:

- [Repair Item 1]
- [Repair Item 2]
- [Repair Item 3]

2. ESCROW AMOUNT: The parties agree that an amount of \$[Insert Total Amount] (representing 120% of the estimated repair costs) shall be held in escrow by [Insert Name of Holder] from the [Seller/Buyer] proceeds at the time of closing.

3. COMPLETION DEADLINE: All repairs must be completed by a licensed professional no later than [Insert Deadline Date].

4. INSPECTION AND RELEASE: Upon completion of the repairs, a final inspection or appraisal update (Form 1004D) must be submitted to the Lender. Once the repairs are approved as meeting lender requirements, the escrowed funds will be released to the [Seller/Buyer/Contractor].

5. FAILURE TO COMPLETE: If repairs are not completed by the deadline, the Lender reserves the right to use the escrowed funds to complete the repairs or apply the balance to the principal of the loan.

SIGNATURES:

Buyer Signature / Date

Seller Signature / Date

Lender/Escrow Representative Signature / Date