

PRIVATE TRANSFER FEE ADDENDUM TO AGREEMENT OF SALE

PTF

This form recommended and approved for, but not restricted to use by, the members of the Pennsylvania Association of REALTORS® (PAR).

1 **PROPERTY** _____

2 **BUYER** _____

3 **SELLER** _____

4 This property is subject to a Private Transfer Fee Obligation as follows: _____

5 _____

6 _____

7 In Pennsylvania, Private Transfer Fees are defined and regulated in the Private Transfer Fee Obligation Act (Act 1 of 2011; 68
8 Pa.C.S. §§ 8101, et. seq.), which defines a Private Transfer Fee as “a fee that is payable upon the transfer of an interest in real property,
9 or payable for the right to make or accept the transfer, if the obligation to pay the fee or charge runs with title to the property
10 or otherwise binds subsequent owners of property, regardless of whether the fee or charge is a fixed amount or is determined as a
11 percentage of the value of the property, the purchase price or other consideration given for the transfer.”

12 A Private Transfer Fee must be properly recorded to be binding, and sellers must disclose the existence of the fees to prospective
13 buyers. Where a Private Transfer Fee is not properly recorded or disclosed, the Act gives certain rights and protections to buyers.

14 **Buyers are advised to consult a Pennsylvania real estate attorney before signing an agreement of sale if they desire legal
15 advice.**

16 **BUYER** _____ **DATE** _____

17 **BUYER** _____ **DATE** _____

18 **BUYER** _____ **DATE** _____

19 **SELLER** _____ **DATE** _____

20 **SELLER** _____ **DATE** _____

21 **SELLER** _____ **DATE** _____