

RIGHT OF FIRST REFUSAL

THIS AGREEMENT is made and entered into this _____ day of _____, 2025, by and between James Crenshaw and Lisa Crenshaw, Husband and Wife, (hereinafter referred to as “the Crenshaw’s”) of the County of Lincoln in the State of Missouri, Grantors/Parties of the First Part, and BUYER OF TRACT 1, (hereinafter referred to as “Buyer”) of the County of _____ in the State of Missouri, Grantee/Party of the Second Part, (mailing address of Grantee: _____).

WHEREAS, the Crenshaw’s have, contemporaneously with execution of this Right of First Refusal, sold to Buyer certain real estate described in Exhibit A attached hereto and incorporated herein by this reference; and

WHEREAS, Buyer desires a Right of First Refusal on certain real estate being retained by the Crenshaw’s, which is adjacent to the real estate described in Exhibit A and which is described in Exhibit B attached hereto and incorporated herein by this reference; and

WHEREAS, the Crenshaw’s are willing to grant to Buyer a Right of First Refusal as to the real estate described in Exhibit B on certain conditions set forth below.

NOW THEREFORE, for and in consideration of the covenants contained herein and for other consideration, the receipt and sufficiency of which is hereby acknowledged, the Crenshaw’s and Buyer agree as follows:

1. The Crenshaw’s hereby grant to Buyer the Right of First Refusal to purchase the real estate described in Exhibit B attached hereto, at the price and upon the same terms and conditions as any purchaser may offer in writing.
2. Should the Crenshaw’s wish to sell said real estate, they shall deliver to Buyer a true and complete copy of any contract to sell the real estate described in Exhibit B. Upon receipt of such contract, Buyer shall have a period of fifteen (15) days to

4. This Right of First Refusal shall terminate immediately if Buyer no longer owns any portion of the real estate described in Exhibit A attached hereto.
5. It is agreed between the Crenshaw's and Buyer that this Right of First Refusal shall be recorded in the Deed Records of Lincoln County, Missouri, and shall remain in force and effect as long as Buyer owns the property described in Exhibit A attached hereto and the Crenshaw's own the property described in Exhibit B attached hereto, unless sooner terminated by a failure to accept the written offer as herein stated.

James Crenshaw

Lisa Crenshaw

STATE OF MISSOURI)
)ss
COUNTY OF _____)

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal in the city of _____, County of _____, State of Missouri, on the day and year first above written.

-Notary Public

My commission expires:

SUPPLEMENTAL SIGNATURE PAGE

IN WITNESS WHEREOF, Buyer has duly executed this Right of First Refusal the day and year above first written.

STATE OF MISSOURI)
)ss
COUNTY OF _____)

On the _____ day of _____, 2024, before me personally appeared BUYER, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal, at my office the day and year first above written.

My commission expires:

-Notary Public

EXHIBIT A

PROPERTY SOLD TO BUYER

EXHIBIT B

PROPERTY RETAINED BY CRENSHAW'S