

**WB-45 CANCELLATION AGREEMENT & MUTUAL RELEASE**

1 The undersigned Parties agree that the \_\_\_\_\_  
2 [insert type of contract, e.g., offer to purchase, lease, option, etc.] (Contract) dated \_\_\_\_\_, for the  
3 property located at \_\_\_\_\_, in  
4 the \_\_\_\_\_ of \_\_\_\_\_, State of Wisconsin, be canceled and the Parties hereby  
5 release all of their right, title, and interest in and to the Contract, and any and all claims arising out of the transaction.

6 The Parties hereby release the broker(s) from any and all liability for disbursing the trust funds as directed and hereby  
7 authorize and direct the broker(s) to disburse the trust funds held on behalf of the Parties as follows:

8 \$ \_\_\_\_\_ shall be disbursed to \_\_\_\_\_ at  
9 the following address \_\_\_\_\_,

10 \$ \_\_\_\_\_ shall be disbursed to \_\_\_\_\_ at  
11 the following address \_\_\_\_\_,

12 This Cancellation Agreement and Mutual Release (CAMR) shall be effective only if all Parties to the Contract have  
13 signed an identical copy of this CAMR (including signatures on separate but identical copies of the CAMR), and if the  
14 fully-executed CAMR has been delivered to the Party initiating the CAMR on or before \_\_\_\_\_  
15 \_\_\_\_\_. Delivery may be made in any manner authorized in the Contract.

16 **NOTE: The Party initiating this CAMR may withdraw the CAMR prior to acceptance and delivery as provided at**  
17 **lines 12-15.**

18 (X) \_\_\_\_\_  
19 Party's Signature ▲ Print Name Here ▶ Date ▲

20 (X) \_\_\_\_\_  
21 Party's Signature ▲ Print Name Here ▶ Date ▲

22 (X) \_\_\_\_\_  
23 Party's Signature ▲ Print Name Here ▶ Date ▲

24 (X) \_\_\_\_\_  
25 Party's Signature ▲ Print Name Here ▶ Date ▲

26 (X) \_\_\_\_\_  
27 Party's Signature ▲ Print Name Here ▶ Date ▲

28 (X) \_\_\_\_\_  
29 Party's Signature ▲ Print Name Here ▶ Date ▲

30 (X) \_\_\_\_\_  
31 Party's Signature ▲ Print Name Here ▶ Date ▲