

**WB-40 AMENDMENT TO OFFER TO PURCHASE**

**CAUTION: Use a WB-40 Amendment if both Parties will be agreeing to modify the terms of the Offer.  
Use a WB-41 Notice if a Party is giving a Notice which does not require the other Party's agreement.**

1 Buyer and Seller agree to amend the Offer dated November 14, 2022, and accepted on November 17, 2022,  
2 for the purchase and sale of real estate at 222 North Oneida Street, Appleton  
3 \_\_\_\_\_, Wisconsin as follows:  
4 Closing date is changed from 10/31/2023, to 12/31/2024 unless mutually amended by Buyer and Seller.  
5 Purchase price is changed from \$ \_\_\_\_\_ to \$ \_\_\_\_\_.  
6 Other: \_\_\_\_\_  
7 For purposes of clarification, additional contingency 3) as referenced in line 650 of the Offer and attached thereto, is amended as follows:  
8 \_\_\_\_\_  
9 Parties acknowledge that the Federal Transit Administration (FTA) must approve Buyer's purchase of the Property. This  
10 Offer shall not be considered a binding offer until various FTA conditions and contingencies are satisfied including, but not  
11 limited to, completing the NEPA process as well as other requirements established in FTA C 5010.1E. As further required  
12 by FTA C 5010.1E Page IV-2, Seller acknowledges its understanding that the terms set forth in the Offer shall be  
13 considered "preliminary and non-binding as to price and other consideration" and are intended to enable Buyer to engage  
14 in preliminary activities to complete the NEPA process.  
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31 The attached \_\_\_\_\_ is/are made part of this Amendment.  
32 ALL OTHER TERMS OF THE OFFER TO PURCHASE AND ANY PRIOR AMENDMENTS REMAIN THE SAME.  
33 This Amendment is binding upon Seller and Buyer only if a copy of the accepted Amendment is delivered to the Party  
34 offering the Amendment on or before \_\_\_\_\_ (Time is of the Essence). Delivery  
35 of the accepted Amendment may be made in any manner specified in the Offer to Purchase, unless otherwise provided  
36 in this Amendment.  
37 **NOTE: The Party offering this Amendment may withdraw the offered Amendment prior to acceptance and**  
38 **delivery as provided at lines 33-34.**

39 This Amendment was drafted by \_\_\_\_\_ on \_\_\_\_\_  
40 \_\_\_\_\_ Licensee and Firm ▲ Date ▲

41 This Amendment was presented by \_\_\_\_\_ on \_\_\_\_\_  
42 \_\_\_\_\_ Licensee and Firm ▲ Date ▲

43 (x) Ronald C. McDonald 9/19/2023 (x) \_\_\_\_\_  
44 Buyer's Signature ▲ Date ▲ Seller's Signature ▲ Date ▲  
45 Print name ► Ronald C. McDonald Print name ►

46 (x) \_\_\_\_\_ (x) \_\_\_\_\_  
47 Buyer's Signature ▲ Date ▲ Seller's Signature ▲ Date ▲  
48 Print name ► Print name ►

49 This Amendment was rejected \_\_\_\_\_  
50 \_\_\_\_\_ Party Initials ▲ Date ▲