

Stuart Mill Llama Farm  
**Bill Of Sale and Sale Agreement**  
11105 Stuart Mill Court Oakton, Virginia 22124

1. Parties. This agreement is entered into the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, between **Stuart Mill Farm** (hereafter referred to as "Seller") and \_\_\_\_\_ (hereafter referred to as "Buyer").

2. Sale of Llama. The Seller agrees to sell and the Buyer agrees to buy an \_\_\_\_\_ **llama**,  
*Circle one (intact male, gelding, bred or breeding female, non breeder, pet)*  
**born** \_\_\_\_\_, **ILR No.** \_\_\_\_\_, and hereafter known as "\_\_\_\_\_". The Seller shall provide all ILR documentation.

3. Price and Payment. The total purchase price of "\_\_\_\_\_" shall be \$ \_\_\_\_\_ .00 of which a \_\_\_\_\_ non-refundable deposit has been received this date. The balance of the purchase price will be due on \_\_\_\_\_. Title to the llama shall pass on payment of the price. If Buyer fails to pay the entire balance of the total purchase price when due, Seller may cancel this Agreement and retain the deposit without notice to the Buyer.

4. Warranty and Limitation of Liability. The Seller warrants that the animal's complete veterinary and reproductive history is set forth in the attached copy of his records, as maintained by Seller in the ordinary course of its business. Seller is not aware of any adverse reproductive or veterinary condition in the animal. All veterinary or medical treatments received by the animal are noted in the attached records. No other warranties are made.

In no case shall Seller be liable for any special, incidental or consequential damages including, but not limited to, loss of time, or loss of potential income from the sale of offspring or breeding fees, or interest on the purchase price, for any breach of this Agreement. The Buyer's remedies for any breach of this Agreement shall be limited to those expressly stated herein.

**The llama covered in this contract has been purchased by the Buyer "as is" and "with all faults." Seller makes no warranties of merchantability or fitness for particular purpose either express or implied, other than those described expressly herein. These entire agreements as well as all warranties are nontransferable. Any transfer of ownership by the Buyer voids this agreement.**

Pre-purchase examination. Buyer has been offered the opportunity to undertake a full veterinary examination of the animal, using a veterinarian of the Buyer's choosing, at the Buyer's expense.

a) Buyer exercised this option and had the animal examined by Dr. \_\_\_\_\_ on \_\_\_\_\_ The examination did not detect any adverse medical condition or physical defect of any kind; and the animal was certified to be free of infectious and contagious disease.

Buyer waived this examination. Buyer waives any claim that may have been made for any veterinary or health condition that could have been detected as of the date of sale by such expert veterinary examination. Buyer further waives any claim that the animal is defective, or fails to conform to the contractual terms because of adverse veterinary condition of any kind.

No Further Assurances. The Seller shall in no way be responsible for the proper care and maintenance of "\_\_\_\_\_" after delivery to the Buyer and the Buyer waives all rights of refusal and return.

7. Governing Law. This agreement shall be governed and interpreted by the laws of the Commonwealth of Virginia. Venue for any suit or action arising out of or relating to this Agreement shall be in the General District Court or Circuit Court for Loudoun County, Virginia. Buyer hereby consents to jurisdiction in such courts.

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8. Entire Agreement. Modification. This Agreement constitutes the entire Agreement among the parties hereto and supersedes all prior agreements, understandings and arrangements, oral or written, between the parties with respect to the subject matter hereof. This Agreement may be modified or amended only in writing executed by both of the parties hereto.

9. Headings. The headings and section references are inserted for convenience only, and not as part of this Agreement.

10. Severability. If any provision of this Agreement is determined to be invalid or unenforceable, such determination shall not affect the validity or enforceability of any other provision of this Agreement.

11. Binding Effect. This Agreement shall be binding upon and inure to the benefit of the parties hereto and their respective heirs, administrators, legal representatives and permitted assigns.

Signed: \_\_\_\_\_

Signed: \_\_\_\_\_

Print Name: \_\_\_\_\_

Print Name: \_\_\_\_\_

Signed: \_\_\_\_\_

Signed: \_\_\_\_\_

Print Name: \_\_\_\_\_

Print Name: \_\_\_\_\_

(Buyers)

(Seller) Stuart Mill Farm

Address: \_\_\_\_\_

City: \_\_\_\_\_ State \_\_\_\_\_

Phone: \_\_\_\_\_

E-mail: \_\_\_\_\_

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Oakton, Virginia 22124  
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