

This form is the property of the Colorado Real Estate Commission. The printed portions of this form, except differentiated additions, have been approved and promulgated by the Commission for public use. All users are prohibited from modifying this form except as permitted by the Rules Regarding Real Estate Brokers, 4 CCR 725-1-7.2.

AR43 Agreement to Revive Contract
Adoption Date: August 5, 2025
Mandatory Use Date: January 1, 2026

THIS FORM HAS IMPORTANT LEGAL CONSEQUENCES AND THE PARTIES SHOULD CONSULT LEGAL AND TAX OR OTHER COUNSEL BEFORE SIGNING.

AGREEMENT TO REVIVE CONTRACT

Date: _____

1. The parties entered into a contract dated _____ (Contract), between _____ (Seller), and _____ (Buyer), relating to the sale and purchase of the following legally described real estate in the County of _____, Colorado:

known as: _____ (Property).
Street Address City State Zip

2. Seller and Buyer acknowledge that the Contract was terminated on _____.

3. Seller and Buyer desire to revive the Contract.

4. Seller represents that, at the time this document is signed, there is no other contract in effect to sell the Property.

5. Dates or deadlines set forth in the Contract are changed as follows:

NOTE: If the table is omitted, or if any item is left blank or is marked in the "No Change" column, it means no change to the corresponding provision of the Contract. If any item is marked in the "Deleted" column, it means that the corresponding provision of the Contract to which reference is made is deleted.

§ 3.1. Dates and Deadlines. All section numbers noted in the Reference column are universal references to the Contract to Buy and Sell (Residential), (Residential)(Colorado Foreclosure Protection Act), (Income-Residential), (Commercial) and (Land) unless otherwise specified in the Event section. The abbreviation "CBS2" means the Contract to Buy and Sell Real Estate (Income-Residential). The abbreviation "CBS3" means the Contract to Buy and Sell Real Estate (Commercial). The abbreviation "CBS4" means the Contract to Buy and Sell Real Estate (Land). The abbreviation "CBSF1" means the Contract to Buy and Sell (Residential)(Colorado Foreclosure Protection Act).

Item No.	Reference	Event	New Date or Deadline	No Change	Deleted
1	§ 3	Time of Day Deadline			
2	§ 4	Alternative Earnest Money Deadline			
		Title			
3	§ 8	Record Title Deadline (and Tax Certificate)			
4	§ 8	Record Title Objection Deadline			
5	§ 8	Off-Record Title Deadline			
6	§ 8	Off-Record Title Objection Deadline			
7	§ 8	Title Resolution Deadline			
8	§ 8	Third Party Right to Purchase/Approve Deadline			
		Owners' Association			
9	§ 7	Association Documents Deadline			

10	§ 7	Association Documents Termination Deadline			
		Seller's Disclosures			
11	§ 10	Seller's Property Disclosure Deadline			
12	§ 10	Lead-Based Paint Disclosure Deadline (CBS1, CBS2, CBSF1)			
		Loan and Credit			
13	§ 5	New Loan Application Deadline			
14	§ 5	New Loan Terms Deadline			
15	§ 5	New Loan Availability Deadline			
16	§ 5	Buyer's Credit Information Deadline			
17	§ 5	Disapproval of Buyer's Credit Information Deadline			
18	§ 5	Existing Loan Deadline			
19	§ 5	Existing Loan Termination Deadline			
20	§ 5	Loan Transfer Approval Deadline			
21	§ 4	Seller or Private Financing Deadline			
		Appraisal			
22	§ 6	Appraisal Deadline			
23	§ 6	Appraisal Objection Deadline			
24	§ 6	Appraisal Resolution Deadline			
		Survey			
25	§ 9	New ILC or New Survey Deadline			
26	§ 9	New ILC or New Survey Objection Deadline			
27	§ 9	New ILC or New Survey Resolution Deadline			
		Inspection and Due Diligence			
28	§ 2	Water Rights Examination Deadline			
29	§ 8	Mineral Rights Examination Deadline			
30	§ 10	Inspection Termination Deadline			
31	§ 10	Inspection Objection Deadline			
32	§ 10	Inspection Resolution Deadline			
33	§ 10	Property Insurance Termination Deadline			
34	§ 10	Due Diligence Documents Delivery Deadline			
35	§ 10	Due Diligence Documents Objection Deadline			
36	§ 10	Due Diligence Documents Resolution Deadline			
37	§ 10	Environmental Inspection Termination Deadline (CBS2, CBS3, CBS4)			
38	§ 10	ADA Evaluation Termination Deadline (CBS2, CBS3, CBS4)			
39	§ 10	Conditional Sale Deadline			
40	§ 10	Lead-Based Paint Termination Deadline (CBS1, CBS2, CBSF1)			
41	§ 11	Estoppel Statements Deadline (CBS2, CBS3, CBS4)			
42	§ 11	Estoppel Statements Termination Deadline (CBS2, CBS3, CBS4)			
		Closing and Possession			
43	§ 12	Closing Date			
44	§ 17	Possession Date			
45	§ 17	Possession Time			

6. Other dates or deadlines set forth in the Contract are changed as follows:

7. Additional amendments:

56
57
58
59
60
61
62
63
64
65
66
67
68
69
70
71
72
73
74
75
76
77
78

8. By signing below, the Seller and Buyer ratify and reaffirm the Contract in its entirety and agree that the Contract, as amended and revived, is in full force and effect.

All other terms and conditions of the Contract remain the same.

This proposal expires unless accepted in writing by Seller and Buyer as evidenced by their signatures below and the offering party to this document receives notice of such acceptance on or before _____.

DateTime

Seller:

Buyer:

SignatureDate

SignatureDate

SignatureDate

SignatureDate