



Your Bank Letterhead

April 12, 2026

Granger Thagard & Associates, Inc.
1806 Oxmoor Road
Birmingham, AL 35209

Dear Mr. Granger,

This letter will serve as your notification that [Insert your bank name] will IRREVOCABLY HONOR AND GUARANTEE payment of any check(s) written by [insert customer's name here] for a 15% of the Final Contract Price earnest money payment drawn on account number [insert account number here] and payable to Granger Thagard & Associates, Inc. (or GTA).

This GUARANTEE is for the purpose of our customers purchasing property at 1131 Ed Minor Rd, Kimberly, AL , which will be offered at auction on or about April 16, 2026. THIS GUARANTEE shall remain IRREVOCABLE through April 23, 2026.

Sincerely,

Name & Title of Bank Officer

Print Name

Phone Number

Email Address

NOTES FROM GRANGER THAGARD & ASSOCIATES:

- The letter is on bank letterhead
- Bank and customer name on letter is the same as the check presented
- **Letter dated within 30 days of the auction event**
- Letter is addressed to Granger Thagard & Associates, Inc.
- **Letter contains an amount not to exceed what the bank will guarantee. This amount may remain confidential between the bank and the Purchaser, expressed as a percentage of an agreement between the Purchaser and the bank.**
- Letter should contain an account number.
- USA Funds Only
- Questions? Contact Jack Granger by phone at 205-326-0833 or email Jack@gtauctions.com