

# BearMary Cattery Contract

## Between the Adopter and the Breeder

**Adopter:** Peter Smith (1234567890, sample@gmail.com)

**Breeder:** Yanrui Dong (3439888027, bearmarycattery@gmail.com)

### Cat Details:

**Name:** Potato

**Breed:** British Shorthair

**Birthday:** 2026-02-14

**Sex:** Male

**Color:** Golden Shaded

## 1 Responsibilities of the Breeder Before Cat Transition

1. First-year FVRCP shots.
2. One internal deworming.
3. One external deworming.
4. Neutering surgery.
5. Basic physical examination.
6. A new home transition package, including 15 days' worth of transition food and a medicine kit for common conditions.
7. Rabies vaccination.
8. Microchip.
9. One-month free pet insurance.

### Adopter's Acknowledgment

The Adopter confirms that the Breeder has fulfilled or will fulfill all responsibilities outlined above before the cat transitions to its new home. Any services beyond those listed are not included unless otherwise agreed upon in writing.

Adopter's Signature: \_\_\_\_\_

## 2 Breeder's Commitments upon Cat Transition

The Breeder certifies that, at the time the cat leaves the cattery, the following conditions will be met:

1. The cat is in good health and condition—free from symptoms such as sneezing, nasal discharge, coughing, vomiting, diarrhea, or other visible signs of illness.
2. The cat is free from ringworm and ear mites.
3. The cat is not afflicted with Progressive Retinal Atrophy (PRA), Polycystic Kidney Disease (PKD), or Autoimmune Lymphoproliferative Syndrome (ALPS).
4. The cat has completed its first-year FVRCP vaccinations.
5. The cat has been spayed or neutered.  
If the Adopter has requested to neuter the cat themselves, a refundable deposit of CAD 2000 is required. The deposit will be returned in full once a valid veterinary neuter certificate is provided before the cat reaches one year of age.
6. The estimated date for the cat to leave the cattery and transition to its new home is: July, 2026.

**Important Notice:** If, in the Breeder's sole and reasonable judgment, the cat is not fit for transfer at the estimated time of departure due to health or behavioural concerns, the leaving date may be postponed until such concerns are resolved. If the postponement exceeds 30 calendar days from the originally scheduled leaving date, the parties shall confer in good faith to confirm a revised leaving date.

### Adopter's Acknowledgment

The Adopter acknowledges and agrees to the Breeder's health guarantees and neutering policy outlined above. The Adopter accepts that the estimated leaving date is subject to change for the cat's well-being.

Adopter's Signature: \_\_\_\_\_

## 3 Breeder Responsibilities After the Cat Arrives at the New Home

1. The Breeder shall not be responsible for any veterinary or medical expenses incurred after the cat has left the cattery, under any circumstance.
2. Within the first 7 days after arrival, the cat may exhibit minor symptoms due to environmental change and stress (e.g., sneezing, nasal discharge, watery eyes, soft stool, vomiting, constipation, or mild ringworm). The Adopter shall notify the Breeder immediately. The Breeder will provide therapeutic medication free of charge (shipping costs excluded). These symptoms are not grounds for refund or replacement.
3. If the cat is diagnosed with Feline Panleukopenia Virus (FPV) within one year after receiving the final dose of the first year's FVRCP vaccine, the Adopter shall notify

the Breeder immediately and provide an official veterinary diagnostic report. If confirmed, the Breeder will offer a full refund or replacement cat of similar quality (excluding shipping).

4. If the cat is diagnosed with Feline Infectious Peritonitis (FIP) within 30 days of arrival, the Breeder will provide treatment at no cost. If the cat dies during treatment, the Breeder will offer a full refund or replacement cat of similar quality (excluding shipping). No refund or replacement will be given if the cat survives and recovers.
5. If the cat is diagnosed with FIP at any time beyond 30 days of arrival, the Breeder will provide treatment medication free of charge (excluding shipping), but no refund or replacement will be provided.
6. If the cat is diagnosed at any time with one of the following genetically testable diseases: Progressive Retinal Atrophy (PRA), Polycystic Kidney Disease (PKD), or Autoimmune Lymphoproliferative Syndrome (ALPS), the Breeder will offer a full refund or replacement cat of similar quality (excluding shipping).
7. If the cat dies from a confirmed diagnosis of Hypertrophic Cardiomyopathy (HCM) within one year of arrival, the Breeder will provide a replacement cat of similar quality (excluding shipping).
8. For minor symptoms occurring at any time (e.g., diarrhea, constipation, ringworm, vomiting, sneezing, or watery eyes), the Breeder will provide therapeutic medication free of charge (excluding shipping).

**Important Notice:** The following actions will void the health warranty provided in this contract:

- Forcing the cat into an outdoor environment, especially when it is not accustomed to or suitable for outdoor living.
- Subjecting the cat to physical abuse, neglect, or harsh treatment.
- Improperly introducing the cat to other animals without a gradual and supervised adaptation process.
- Feeding the cat with low-quality or nutritionally inappropriate food.
- Failing to provide a safe, clean, and stable living environment during the adaptation period.

In any of the above circumstances, the health warranty provided by the Breeder shall be considered null and void.

### **Adopter's Acknowledgment**

The Adopter acknowledges and agrees that:

- The Breeder is not liable for any veterinary costs after the cat leaves the cattery.
- Refund or replacement is only provided under the specific health scenarios listed above.

- In the event of minor symptoms, the Breeder will offer free medication but will not reimburse treatment costs.
- The Adopter is responsible for reporting health issues in a timely manner and following the Breeder's care instructions.

By signing, the Adopter confirms full understanding and agreement to the Breeder's post-transition responsibilities.

Adopter's Signature: \_\_\_\_\_

## 4 Adopter's Responsibilities After Selecting a Cat

1. Either purchase pet insurance or confirm financial ability to cover veterinary expenses if needed.
2. Purchase appropriate cat food, litter, and other basic supplies in advance of the cat's arrival.
3. Provide a clean, stable, and safe living environment with consistent access to healthy food and fresh water.
4. Never abuse, neglect, or abandon the cat under any circumstances.
5. Communicate with the Breeder promptly in case of illness. The Breeder will not be responsible for deterioration or death caused by unauthorized or delayed treatment.

### Adopter's Acknowledgment

The Adopter confirms their understanding of the above responsibilities and agrees to uphold them. Failure to fulfill these responsibilities may result in the voiding of applicable warranties or support.

Adopter's Signature: \_\_\_\_\_

## 5 Shipping, Leaving Date, and Boarding Terms

1. The Breeder will provide the Adopter with an estimated date for the cat to be ready to leave the cattery, with at least 14 calendar days' notice.
2. The Breeder reserves the right to change the originally scheduled leaving date at any time due to the cat's health condition or other justifiable reasons. The Adopter agrees not to seek a refund or compensation for such adjustments.
3. The cat must leave the cattery (via pickup, breeder-arranged delivery, or air cargo) within 7 calendar days of the scheduled leaving date.
4. If the cat cannot leave within the 7-day period, the Breeder will provide free boarding until a new leaving date is arranged.
5. During the boarding period:
  - The cat must be covered by pet insurance provided by the Adopter.

- The health warranty described in this contract shall take effect starting on the 7th day from the originally scheduled leaving date (inclusive).
  - As stated in Section 3, the Breeder will not be responsible for any veterinary or medical expenses incurred during the boarding period.
6. The remaining balance for the cat must be paid either within this 7-day window or by the day the cat leaves the cattery—whichever comes first.

### **Adopter's Acknowledgment**

The Adopter acknowledges and agrees to the shipping, pickup, and boarding terms stated above. The Adopter accepts the start date of the warranty and understands their obligation to provide pet insurance during any boarding period. The Adopter further agrees that full payment must be made within the timeframe specified above.

Adopter's Signature: \_\_\_\_\_

## **6 Health Incidents Occurring in the Cattery**

In the rare event that a health condition arises while the cat is still under the care of the Breeder and prior to the 7th day from the originally scheduled leaving date, the following remedies shall apply:

1. **Minor Cosmetic Conditions:** Defined as superficial or visual imperfections that do not affect the cat's health, comfort, or physical function.
  - In the event of a lost permanent tooth, the Adopter shall be entitled to a price reduction of CAD 100.
  - In the event of a tail kink, the Adopter shall be entitled to a price reduction of CAD 100.
  - In the event of tear staining, the Adopter shall be entitled to a price reduction of CAD 100.
  - For any other condition that meets the definition of a minor cosmetic issue, the Adopter shall be entitled to a fixed price reduction of CAD 100.
2. **Eye-Related Aesthetic Conditions:** Defined as eye-related issues that do not impair vision or require medical treatment.
  - In the event of visible corneal scarring, confirmed by the Breeder, the Adopter shall be entitled to a price reduction of CAD 200.
  - For any other eye-related condition that meets the definition of a non-functional aesthetic flaw, excluding tear staining or mild watery eyes as described above, the Adopter shall be entitled to a fixed price reduction of CAD 200.
3. **Functional or Medical Conditions:** Defined as any condition that impairs the cat's health, physical function, or quality of life, or that requires veterinary intervention.
  - In the event of a confirmed fracture or broken bone prior to the 7th day from the originally scheduled leaving date, the Adopter shall have the option to:

- Receive a full refund of all payments made to the Breeder; or
  - Retain the original cat at the originally agreed purchase price, in which case the Breeder shall cover all costs associated with treatment until the cat has fully recovered; or
  - Select another available cat from the Breeder, with any price differences to be settled accordingly.
- If the cat is diagnosed with Feline Infectious Peritonitis (FIP) prior to the 7th day from the scheduled leaving date, the Breeder shall provide full treatment at no cost. No refund or replacement shall be issued if the cat recovers.
  - In the event of the cat’s death while in the Breeder’s care, the Adopter shall have the option to either:
    - Receive a full refund of all payments made to the Breeder; or
    - Select a replacement cat from a future litter, with the purchase price determined based on the current pricing as listed by the Breeder at the time of selection.
  - For any other condition that meets the definition of a functional or medical issue, the Breeder shall offer a remedy consistent with the options outlined above, at the Breeder’s sole discretion.

**Adopter’s Acknowledgment**

The Adopter acknowledges that any health condition occurring while the cat is in the care of the Breeder will be handled in accordance with the terms listed above. The Adopter agrees that the compensation and remedies listed are final and not grounds for cancellation or additional claims.

Adopter’s Signature: \_\_\_\_\_

**7 Purchase Information**

The Adopter agrees to the following payment terms for the cat described in this contract:

1. The Adopter shall pay a deposit of CAD 1350 to reserve Potato. This deposit is non-refundable unless otherwise stated in this contract.
2. The Adopter shall make a second payment of CAD 1350 before the cat undergoes neutering/spaying.
3. The Adopter shall pay the remaining balance of CAD 1800 either:
  - within 7 calendar days of the originally scheduled leaving date; or
  - on the day the cat leaves the cattery, whichever occurs earlier.
4. Cat carrier CAD 0.
5. Shipping fees will be charged separately and based on actual cost.

**Total Price:** CAD 4500

**Adopter’s Acknowledgment** The Adopter agrees to the payment terms listed above

and understands that the cat cannot leave the cattery unless the total balance has been paid in full. Delays in payment may result in the forfeiture of the reserved cat or additional boarding charges.

Adopter's Signature: \_\_\_\_\_

## **Final Agreement and Signatures**

By signing below, both the Breeder and the Adopter confirm that they have read, understood, and agree to abide by the full terms and conditions outlined in this contract. This agreement is binding upon both parties from the date of signature and shall remain in effect for the lifetime of the cat, insofar as applicable terms continue to apply.

**Breeder Signature:** \_\_\_\_\_

**Date:** 2026-05-10

**Adopter Signature:** \_\_\_\_\_

**Date:** \_\_\_\_\_