

Offer Submission Instructions

347 Linwood Ave. | Monrovia, CA 91016

- Seller Name: Damon Shay Living Trust dated December 31, 2025
- APN #8505-001-040 (please include on RPA)
- Check appropriate Agency boxes and COMPLETE Agent/Broker name, address, phone, and email

Seller Choice of:

Escrow: Pickford Escrow

Title: First American Title

NHD: My NHD

Items Q.(5) and Q.(6) do not apply. Please do not check those boxes.

Please submit your buyer's strongest terms initially, as the seller may choose not to issue counter offers.

Easy to show! Call or text Michaela Feldman at (657) 454-9179 for showing requests or questions.

Buyer and buyer's agent to independently verify permits, square footage, room count, intended use, and suitability of the property to buyer's needs.

Seller intends to review any and all offers on Monday, June 29th after 6:00 PM. Seller reserves the right to accept an offer prior to that time.

Please submit complete offers as a single PDF attachment including Proof of Funds, lender pre-approval letter (if financed), and any supporting documentation.

Trust sale. No court confirmation required.

Please allow adequate response time when submitting offers.

I will confirm receipt of your offer upon submission. It is a pleasure to present this beautiful listing, and I look forward to working with you!

Michaela Feldman | DRE #02120468

Berkshire Hathaway HomeServices California Properties

657-454-9179 cell/text

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Based on information from the CRMLS. All data, including all measurements and calculations of area, is obtained from various sources and has not been, and will not be verified by broker or MLS. All information should be independently reviewed and verified for accuracy.