



OFFER GUIDELINES

PROPERTY ADDRESS:	7427 Solstice Place, Rancho Cucamonga, CA 91739
PROPERTY APN:	1090-694-22-0000
SELLER NAME(S):	Constance Hutchins, Trustee
TRUST NAME (IF APPLICABLE):	Margaret A. Carter Trust, dated February 10, 2009
CURRENT LIST PRICE:	\$759,000
LISTING BROKER:	Human Element RE #02176942
ESCROW COMPANY:	Element Escrow
TITLE COMPANY:	SoCal Title - Team MM
INCLUSIONS:	Washer, Dryer, Fridge
EXCLUSIONS:	
SOLAR STATUS:	None
POSSESSION:	COE
REASON FOR SELLING:	Was mother's investment property. Mother has passed away (not on property) so they are selling.

OFFER SUBMISSION REQUIREMENTS: *Submit all documents as one PDF, including the offer, Proof of Funds (POF), Pre-Approval Letter, and FICO Score(s).*

NOTES:

- We typically present offers to our sellers as they come in, we will let you know otherwise if we have a deadline.
- To avoid a counter we recommend a reduced contingency period.
- Please write your best offer as we cannot guarantee counter offers.
- Kindly allow 3 days for the seller to respond to your offer.