



**Please email contract to
Heather.Henson@cbrealty.com**

The Patty Sheets Realty Group thanks you for submitting an offer on our listing! These offer instructions will help us in reviewing your offer. Please place property address in the email subject line for ease of access and quicker response. We look forward to working with you!

PAGE 10 INFORMATION:

Coldwell Banker Realty

0420132

Listing Broker Firm

License No.

represents ☐ Seller and Buyer as an Intermediary

☐ Seller only as Seller's agent

Heather Henson

810244-SA

Listing Associate's Name

License No.

Heather.Henson@cbrealty.com (972) 822-7757

Listing Associate's Email Address

Phone

Laurie Martin

0503449

Licensed Supervisor of Listing Associate

License No.

4281 Esplanade Pl #203

(972) 691-7580

Listing Broker's Office Address

Phone

Flower Mound

TX

75028

City

State

Zip

CONTRACT INFORMATION:

Preferred Title Company

Texas American Title Company - Champions
Dawn Herlache (281) 376-9798
dherlache@texasamerican.com

Earnest & Option Money

Please ensure that earnest money is at least 1% of the sales price and option money is at least \$35/day.

Property Survey

If Seller has a survey, it will be included in the MLS docs along with the T-47 Affidavit. If seller can provide a survey and it is not approved, a new survey must be at buyer's expense. If seller is unable to provide survey, that can be discussed.

Paragraph 1: Karen Voss and Alan Voss

Paragraph 2D: See Exclusion List

Paragraph 6A8: Additional Boundary Coverage will be at buyer's expense if they desire said coverage.

Paragraph 7B1: Received and please have client initial and sign Seller's Disclosure Notice with offer.

Paragraph 21: Seller Information - Please use current address.

PLEASE INCLUDE ALL ATTACHMENTS AS PART OF YOUR OFFER:

- 1. Pre-Approval Letter / Verification of Assets**
- 2. Seller's Disclosure Notice signed by Buyers**
- 3. Third Party Financing Addendum, if applicable - Max 21 days, less preferred**
- 4. HOA Addendum signed by Buyers. Please allow a MINIMUM of 15 days for the return of HOA docs/resale certification.**
- 5. MUD Disclosure Notice Signed by Buyers**