

OFFER INSTRUCTIONS- 3614 SHASTA CT.

Contract Type: TREC NO. 20-14: ONE TO FOUR FAMILY RESIDENTIAL CONTRACT (RESALE)

Paragraph 1. (PARTIES - SELLER): ASTER BERATU

Paragraph 2.A. (PROPERTY- LAND): CABOT COVE SEC 1 (A0508 HT&BRR) BLK 2 LOT 7, LOCATED AT 3614 SHASTA CT. PEARLAND TX, 77584, CITY OF PEARLAND, COUNTY OF BRAZORIA.

Paragraph 5. (EARNEST MONEY): Minimum of 1% to be delivered to, DIANE NEW- OLD REPUBLIC TITLE, 777 POST OAK BLVD STE #100- HOUSTON, TX 77056.

Paragraph 6.A. (TITLE POLICY): Seller will pay for Buyers Title Policy, Title Company consistent with Paragraph 5.

Paragraph 6.C. (SURVEY): Please check box #2. Buyer will purchase new survey. If Seller has a survey, it will be provided along with T47 Affidavit

Paragraph 7.B.(1) (SELLER'S DISCLOSURE NOTICE): Check box #1. Form is on MLS listing page under documents section.

Paragraph 7.D.(1) (ACCEPTANCE OF PROPERTY CONDITION): Buyer accepts as-is.

Paragraph 12.A. (1) (SETTLEMENT AND OTHER EXPENSES): Zero

Paragraph 23. (TERMINATION OPTION): \$20 per day, no more than 10 days total

BROKER INFORMATION:

Listing Broker Firm: New Leaf Real Estate LLC, License #569710

Licensed Supervisor: David Houston, License #535397

Listing Associate's Name: Steven Bouchard, License #617438, C:281-796-0539, Steven@newleafre.com

Listing Broker's Office Address: 3100 Richmond Ave Ste. 500 - Houston, TX 77098
Listing Broker agrees to pay other Broker 3%.

THIRD PARTY FINANCING ADDENDUM: Not to exceed 16 days.

SUBMIT: Proof of Funds / Pre-Approval Letter, IABS, Broker Notice to Buyer/Tenant, Seller's Disclosure Notice, and Third-Party Financing Addendum (*if applicable*) with all offers.

Contact listing agent with any questions.