



Offer Instructions for Buyer Agents

Property	Check listing in MLS for any Exclusions		
Financing	Conditional Lender Approval Letter with financed offer. Proof of funds with cash offer. <u>Lender letter must have a phone number and physical address for the lender.</u>		
Earnest Money	At least 1% of the Sale Price delivered within 3 business days.		
Title Policy	Please contact listing agent for title office information		
Survey	If there is no Survey and T-47 in MLS under Docs, then check box 6C2 or 6C3		
Seller's Disclosure	If there is no Seller's Disclosure Notice in MLS under Docs, then check box 7B2 with at least two (3) days for Seller to deliver to Buyer		
Possession	Please make Buyer aware that Seller will not release keys to buyer until funding occurs and has been confirmed by the title company, unless there is a short-term lease agreement in place.		
Termination Option	At least \$20/day delivered within 3 calendar days.		
Broker Information	Listing Brokerage Styled Real Estate 9945 Barker Cypress Rd. Suite 215 Cypress, TX 77433 License # 9008061	Listing Agent Andrea Curran 832-707-4900 andrea@andreacurran.com License # 676810	Licensed Broker Shelly Scanlin 832-652-7589 License # 0664676
Buyer Inspection	Please do not send copies of inspection reports unless agreed upon by the listing agent.		