

WEICHERT OFFER PACKAGE - - Texas Properties

CONTACT WEICHERT AS SOON AS AN OFFER IS RECEIVED

THE FOLLOWING DOCUMENTS & PROCEDURES ARE REQUIRED TO COMPLETE ANY OFFER

- **Seller - Weichert Workforce Mobility**
 - The transferee's name cannot appear on the contract anywhere. Weichert Workforce Mobility is the seller and therefore will sign the contract with the buyer
 - **Contract Requirements**
 - **PAR 5A – Title Company** – must read Weichert's assigned title company.
 - Please contact Weichert, if title company is unknown
 - This will be listed on the Weichert Special Provisions
 - **PAR 5B – Termination Option Period – not applicable**
 - Weichert cannot accept option period funds, however the TAR Relocation Addendum gives an "Inspection Period"
 - **PAR 6 – Survey** – buyer will need to purchase new survey.
 - Weichert is unable to sign Affidavits regarding any current surveys on file.
 - **PAR 11 – Special Provisions – must include the following:**
 - "See the attached Texas Association of Realtors (TAR) Relocation Addendum, Special Provisions, and Weichert Seller Disclosure Statements which hereby become part of this contract."
 - **Closing Date** - must be 60 days or less.
 - **Pre-Approval Letter OR Proof of Funds** (whichever applies)
 - Lender letter must state that the buyer's credit, income, and assets have been verified.
 - **Copy of Earnest Money Check**
 - **Texas Association of Realtors (TAR) Relocation Addendum** (No alterations accepted) [Buyer to sign](#)
 - **Weichert Special Provisions** (No alterations accepted) [Buyer to sign](#)
- **SRED (Seller Real Estate Disclosure)** - [Buyer to initial where indicated on SRED, to confirm RECEIPT of the below. Buyers do NOT need to initial each page of below documents:](#)
 1. **Weichert Seller's Disclosure:** – Completed by Homeowner, signed by Weichert as the buyer
 2. **Local/State Disclosure:** Completed by Homeowner, signed by Weichert as the buyer
 3. **Inspections:** previously completed by Weichert (If applicable)
 4. **Repair Photos and/or Receipts:** (If applicable)
- **DISCLOSURES** - [Buyer to initial and sign as Buyer, where indicated](#)
 - **Weichert No-Representation Disclosure:** – Completed by Weichert as a Non-Occupant with No Representation
 - **Local/State Disclosure:** – Completed by Weichert as a Non-Occupant with No Representation
- **CONTINGENT SALE (if applicable)** - the below documentation will be needed
(please note, we can only work with an offer that is **contingent upon CLOSE, not upon sale**)
 - Buyer's Contract of Sale
 - Buyer's Buyer Mortgage Pre-Approval Letter

All of the above documents must be in the possession of Weichert before execution of the contract.

Please scan and email the entire package back at once, if at all possible.