



# Nicole Walters

## Offer Suggestions

Contract Type: Conventional, Cash, VA  
Paragraph 1 (Owners): Christopher Lee Layman, Tracy Nicole Layman  
Paragraph 2D (Exclusions): See attached  
Paragraph 5 (Earnest Money): Minimum 1%  
Title Company : Contact List Agent  
Paragraph 6C (Survey): Survey provided- Buyer to purchase if they require a new one  
Paragraph 6E (2) (Membership in a Property Owners Association): uploaded to attachments with sellers preferences  
Paragraph 7B (Seller's Disclosure): provided in attachments  
Paragraph 22: Check All Addenda that are Part of the Contract

## Broker Information

Broker Information: Greater Houston Real Estate Partners - #9006829  
Broker: Unjoo Azbill, #0499898  
Agent: Nicole Walters #0483338  
Address: 11525 S, Fry Road, #106, Fulshear, TX 77441  
Email: [Nwalters@GreaterHoustonREP.com](mailto:Nwalters@GreaterHoustonREP.com)  
Agent Phone: 281-630-9410  
Office Phone: 832-913-5505

## Pre-Qualification Letter/Proof of Funds

A pre-approval letter must be included with all offers. The pre-approval letter must be on the lender's letterhead and include the lender's contact information.

Proof of funds must be submitted if the offer is for cash or if a buyer's down payment is over \$100,000. POF must be on the financial institution's letterhead and support the full cash portion of the offer.

11525 SOUTH FRY STREET | SUITE 106  
FULSHEAR, TEXAS 77441  
832.913.5505 | [Nwalters@GreaterHoustonREP.com](mailto:Nwalters@GreaterHoustonREP.com)