



LAURA POWERS
PROPERTY GROUP

Recommendations When Presenting an Offer

Please submit all offers to laura@laurapowersproperties.com. All offers will be presented to our seller(s) within 24 hours of receipt. To expedite your review, please make sure all documents and addenda below are included in submission, if applicable.

1. Contract needs to be signed by buyer(s).
2. Complete all blank fields (mark "N/A" or "none").
3. Include exclusions or reference, "see exclusion list" / buyer to sign exclusion list.
4. Handwritten contracts will need to be typed upon accepted offer.
5. Buyer to purchase their own survey - seller will not provide.
6. Seller will NOT provide survey boundary coverage. If buyer would like boundary coverage, it will need to be at the buyers expense.
7. Buyer to pay \$100 Woodlands Transfer Fee to Special Provisions if property located in The Woodlands.
8. Completely fill out page 10 of contract with the following information:
 - Listing Broker Firm: Compass RE Texas, LLC (#9006927)
 - Listing Associate's Name: Laura P. Powers (#665269)
 - Associate's Licensed Supervisor: Ken Brand (#321601)
 - Listing Broker Office: 1800 Hughes Landing Blvd., #725, The Woodlands, TX 77380
 - Listing Associate's Email & Phone:
laura@laurapowersproperties.com (832) 515-8022
9. Third Party Financing Addendum, maximum of 14 days financing period to obtain "Credit Approval".
10. Complete Broker Notice to Buyer/Tenant.
11. Signed MUD Notice (if applicable).
12. Signed Sellers Disclosure along with all other appropriate addenda.
13. Offers will only be accepted with pre-approval letter and/or proof of funds.
14. Earnest deposit should be at least 1% of the contract offer and .1% for option fee.
 - Coordinate option check delivery & receipt with listing agent, Laura Powers.
 - Physical Address for Laura Powers Property Group:
8505 Technology Forest, Ste 102, The Woodlands, TX 77381
15. Email all documentation in PDF format.

Should you have any questions, please contact Laura Powers at (832) 515-8022. Thank you for submitting an offer on behalf of your buyer. We look forward to working with you.

COMPASS