



Thank you for submitting an offer on my listing. Please include the following documents with your offer to ensure a smooth transaction.

\*\*\* A pre-approval letter with the buyer's name or a verification of funds with a cash offer.

- One to Four Family Residential Resale Contract (TREC 1601)
- Seller's name: **ALEXANDRIA NORMAN ISBELL and JASON ERIC ISBELL**
- Legal Description: (#2A) – **LT 2 BLK 1 TALIA HEIGHTS AT LAWRENCE**
- Exclusions: (#2D) – **NONE**
- Third Party Financing: (TREC 1901) if applicable (21 days **MAXIMUM**)
- Title Company Information (#5 & #6) – **SELLER HAS PREFERRED TITLE CO., CONTACT AGENT**
- Survey: (#6C) – **BUYER TO PAY FOR NEW SURVEY**
- Earnest Money: (#5) – 1%
- Objections: (#6D) – **3 days**
- Mandatory Membership in HOA: (TREC 1922) – **N/A**
- Please provide contact information of your client: (#21)(Notices)
- Option Fee: - **\$250 (MINIMUM) for 10 days (MAXIMUM)**

Buyer's Required TREC Disclosures to accompany offer:

- IABS (TAR 2501)
- Seller's Disclosure (TXR 1406)
- Broker Notice to Buyer (HAR 410)
- General Information and Notice to Buyer's and Seller's (TAR 1506)
- Information About Flood Insurance (TAR 1414)
- Information About Property Insurance (TAR 2508)
- Wire Fraud Notice

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