

# COMPASS

6236 Burgoyne Drive, Houston, Texas 77057

*All offers must include Pre-Approval Letter or Proof of Funds*

**Paragraph 1:** Seller Name: Paul Bell & Hunter Bell

**Paragraph 2:** Legal Description: LT 165 BLK 9 BRIARGROVE SEC 1

**Paragraph 2D:** Exclusions: Primary and Family Room Drapes, Study Central Light Fixture, 2 Potted Plants at Front Entry

**Paragraph 5:** The buyer to deposit a minimum of 1% of the sale price as Earnest Money and at least \$1,000 for 10 days for Option Fee

*Please call or email Louise for the preferred title company and closer information.*

**Paragraph 6.A.8:** If the buyer elects to have the amended policy with boundary coverage, it will be at buyer's expense.

**Paragraph 6.C.2:** Seller shall furnish survey to buyer within 5 days of executed contract.

**Paragraph 6.D:** Objection Period: No more than 5 days

**Paragraph 7B:** Sellers Disclosure has been provided (Uploaded in MLS)

**Paragraph 21:** Please include the Buyer's Email and the Buying Agent's Email. We will add the Seller's Email Address.

**Third Party Financing Addendum:** No More Than 21 Days for Lender Approval

**Please have the buyer sign the documents listed below and forward with offer, if applicable:**

- Seller's Disclosure Notice (uploaded in MLS)
- Information About Flood Hazard TAR 1414
- Compass General Information to Buyers and Sellers (uploaded in MLS)
- Information about Property Insurance TAR 2508
- IABS
- Wire Fraud Warning
- Third party Financing, Lead Based Paint and Non-Realty (if applicable)
- Pre-Approval Letter or Proof of Funds

**Page 10 Information:**

Listing Broker Firm: Compass RE Texas, LLC (License No: 9006927)

Listing Agent Name: Louise Carter (License No: 651859)

Licensed Supervisor: Cheri Fama (License No: 360812)

Listing Broker Address: 4200 Westheimer Road Suite 1000, Houston, TX 77027

Listing Broker Contact: louise.carter@compass.com, 713-320-8557