**OFFER INSTRUCTIONS**

When emailing your contract, please place the property address in the subject line.

Send all offers to: [tyanta@tyantaclark.com](mailto:tyanta@tyantaclark.com)

**LISTING AGENT & BROKER INFORMATION**

|  |  |  |
| --- | --- | --- |
| **Listing Brokerage** | **Listing Agent** | **Licensed Supervisor** |
| Berkshire Hathaway HomeServices Premier Properties | Tyanta Clark | Chet Russell |
| 1803 W. 43rd Street | License #0721120 | License #470911 |
| Houston, Texas 77018 | (713) 899-8034 | (713) 278-2555 |
| License #598491 | [tyanta@tyantaclark.com](mailto:tyanta@tyantaclark.com) | Chet.russell@preproperties.com |
|  |  |  |

**CONTRACT INFORMATION**

1. Seller Name(s): Duy T. Nguyen and Trish Le Pham

2. Legal Description: S766802 – Olde Oaks 02, Block 3, Lot 17

4. Leases: “Is not” a part to a Natural Resource.

5. Earnest Money & Termination Option: Monarch Title of Texas, LLC – 13100 Wortham Center Drive, Suite 245, Houston Texas 77065. Earnest money is to be 1% of the offer price. The option fee for 7 days (max) is $275.00. \*

21. Notices To Sellers: Duy Nguyen, Trish Pham PH: (832) 866-8212, (832) 866-2008

E-mail: [kairanguyen@gmail.com](mailto:kairanguyen@gmail.com) , [trampham74@gmail.com](mailto:trampham74@gmail.com)

22. Non-Realty Items Addendum: Washer & Dryer, Refrigerator for a sum of $ -0-. *Seller’s including the appliances.*

\* Title Agent will conduct closing at Tomball office location.

***Preapproval or Proof of funds MUST be submitted with all offers.***