

## OFFER INSTRUCTIONS

The Keller Williams Realty Southwest/Femi Rogers Team thanks you for submitting an offer on our listing. Below is a list of instructions that will help us review your contract. Please follow the instructions as you draw up your contract.

1. Email contract to the agent at [femi@rtgroupteam.com](mailto:femi@rtgroupteam.com), and copy the transaction coordinator at [abi@rtgroupteam.com](mailto:abi@rtgroupteam.com)

## 2. CONTRACT INFORMATION

**Listing Broker:** Keller Williams Southwest- Brokerage Lic: 9000544

**Listing Agent:** Adefemi Rogers

**Listing Agent Email:** femirogers@gmail.com

**Listing Agent Phone:** 832-304-4655

**Licensed Supervisor:** Andrea St. Jean Lic: 508095

**Listing Broker Office Address:** 1650 US Highway 6 Suite#350, Sugar Land TX 77478

**Listing Broker Phone:** 281-265-0000

The Seller name is RAPIDACC LLC. For more information on the property's ownership, please check HCAD.

## 3. TREC CONTRACT FORM

- I. Please use the New Home Contract (Complete Construction) TREC form.
- II. **Paragraph 5A:** Option and EM will be delivered to the title company. Seller prefers \$60 per day for OP
- III. **Paragraph 5A:** For Earnest Money, the Seller prefers Earnest Money at least 1% of the contract sales price.

## IV. INSULATION INFORMATION

- V.    • The exterior wall is insulated with rolled-in fiberglass insulation with a thickness of 3.5 inches which yield R-value of R13.
- The ceiling in the improved area is insulated with blown-in fibreglass insulation with the thickness of 12.5 inches which yield R-value of R30.
- VI.   Please provide a pre-approval letter from the lender if the buyer is obtaining a loan OR proof of funds if the buyer is purchasing the property in cash. Verification of information will be conducted

VII.   **TITLE HOUSE AND ESCROW DETAILS**

**Escrow Agent:** Michael Martinez

**Title Company:** Declaration Title

**Mobile:** (713) 203-7561

**Email:** Michael@declarationtitle.com

**Address:** 515 Park Grove Dr., Suite 101, Katy, Tx 77450, USA

- VIII.   Please send me the contract draft for review before sending it to the seller so that the buyer does not have to sign it several times.