



Instructions for submitting an offer for: 638 Mill Gate Rd Livingston TX 77351

- Please use the: **Farm and Ranch Contract (11-07-22)**
- Parties: Seller Name : **Jose A. Arreguin and Otilia Arreguin**
- Legal description is: **SOUTHLAND PLANTATION SECTION 10 LOT 237-1**
- **Para. 2E Exclusions: 2 VENDING MACHINES, 2 MINI DONKEYS AND MINI PONY**
- Para. 2C.: **PORTABLE BUILDINGS, CORRALS,GATES,IRRIGATION EQUIPMENT, OTHER: all furniture, wall art, accessories, equipment inside the main home, warehouse,barn, barndominium, kitchen, Venue, chapel, gazebo, basketball court, RV/boat parking covered area, playground and trampoline, propane tanks, security cameras and alarms**
- Para. 5A: 1% earnest money: TEXT Listing Mgr for Title Co.details 713-240-6493.
- Para. 5A & B: 10 days or less **Option period for \$1000.00**
- Para. 6A.(6)(ii): If the exceptions will be amended to read “shortages...”, at Buyer’s expense.
- Para. 6C(2): **A new survey to be purchased at Buyer’s expense**
- Para. 6D: **5 days for objections**
- Para. 6G 7: **IS NOT located in a Texas Agriculture Development**
- Para. 6E(2): Is Located in HOA community: **Prestige 281-607-7701**
- Para. 6E(11) **N/A**
- Para. 7 B (1) **Under HAR MLS attachments**
- Para. 7 D(1) **Buyer Accepts property As Is.**
- Para. 7 H(1-8) **IS-Not**
- Para. 8A: **Broker is related to Sellers**
- Para.10A: **Upon Closing and Funding**
- Para. 21: Fill in BUYER’S address, phone, and email. **TITLE CO. REQUIRES**
- Para. 22: This is for contract addenda only:
- Page.10: N/A
 - **Listing Broker Firm: Nan & Co. Properties, Lic. # 9003484**
 - **Associate: Ana Salazar Lic#: 497720 713-530-1546**
 - **Team Name: Refuge Group Properties**
 - **Licensed Supervisor: Nadia Jubran, Lic. #452671**
 - **Address: 725 Yale St. Houston TX 77007**
- Third Party Financing Para. 2A: 21 days or less
- Submit approval letter with offer, preferably from a local lender.
- Seller’s Disclosure and other documents required for Buyer’s signature are attached on HAR.



- AGENTS MONITOR HAR MLS AGENT REMARKS FOR OFFER UPDATES
- ****OFFERS RECEIVED ON WEEKENDS WILL BE PRESENTED THE FOLLOWING MONDAY, DO NOT CALL LA****
- **CALL OR TEXT FOR INFORMATION OR LISTING STATUS: LISTING MGR ROSA BARRAZA 713-240-6493 CELL * 281-888-3212 OFFICE M-F 9AM-4PM FORWARD OFFERS TO: RefugeGroup@nanproperties.com and CC LA**