

Thank you for submitting an offer on our listing. We look forward to working with you and have included some details below to assist in writing the offer

Property Address: 27515 Huggins Crest Court, Fulshear, Texas, 77441

Offer Instructions:

- All offers must include a mortgage pre-approval letter, which indicates the rate and terms.
- If a cash offer, please provide a proof of funds that lists the buyers name on the account.
- Paragraph 1: Seller Names: Keith & Madison Fox
- Paragraph 2: Legal address of Property is: 27515 Huggins Crest Court, Fulshear, Texas, 77441
- Paragraph 5: Buyer to deposit a minimum of 1% earnest money of the sales price; Option Fee: \$400, option no more than 7 days
- Paragraph 6.A.8: If the buyer elects to have the amended policy with boundary coverage, it will be at buyers expense.
- Paragraph 6.C.1: If seller has survey, it will be provided. If they do not, it will need to be purchased by buyer.
- Paragraph 6.D.: Objections within 5 days.
- Paragraph 7.B.: Sellers Disclosure will be online.
- Paragraph 21: Notices should have buyers name and email address
- Please have the buyer sign the following forms and forward with offer:
 - Information About Flood Hazard TAR 1414
 - IABS, initialed by Buyer
 - Third Party Financing: (if applicable)
 - Non-Realty Items Addendum (If applicable)
- Listing Broker: Berkshire Hathaway HomeServices Karapasha Realty (BHHS Karapasha Realty)
- License: #9001775
- Listing Agent: Kathy Garrison Angelle, License #485814
- Email and Phone: Kathya@karapasharealty.com (281)381-8644
- Licensed Supervisor: Karen Karapasha, License #418581
- Listing Brokers Office: 21306 Provincial Blvd, Katy, TX. 77450
- Listing Broker Phone: 281-944-3640
- Preferred Title Company: Frontier Title/Kenneth Leslie: 8030 FM 359 G, Fulshear, TX. 77441
 - 281-603-1171. Kleslie@frontiertitletexas.com, note: Kenneth can close at any of the Frontier locations
- Earnest Money and Option Fee: Title will reach out to give options on delivering the earnest money and option fee

Please do not hesitate to reach out with any questions, we look forward to working with you!

LISTING AGENT
Berkshire Hathaway HomeServices Karapasha Realty
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