



Mainstay

Offer Guidelines and Seller's Preferences

Please review before submitting your offer.

IMPORTANT NOTES

- Submit all offers via Offers.Mainstay.io for the fastest delivery to the seller.
- We will confirm the receipt of the offer within one business day. Please allow a minimum of 48 hours for offer expiration
- The seller prefers that your clients view the property before submitting an offer
- The seller prefers at minimum 1% (or \$2500 whichever is higher) earnest money to be held by Seller's Preferred Closing Attorney

DOCUMENTS

Please include the buyer's signed documents/disclosures that are uploaded to the MLS and any other amendments that are applicable including but not limited to the following:

- Mainstay ABAD
- Seller's Addendum
- Seller's Disclosure Documents
- HOA Addendum
- Lead-Based Paint Addendum (If Required)
- Proof of Funds / Pre-qual
- Authorized Signor Documents (*Certificate of formation, Operating Agreement, Power of Attorney etc.*) if the buyer is a cooperation or trust.

CONTRACT TERMS

Please include the following information on the contract:

- **PARTIES:** Seller's name should match the MLS
- **PREFERRED ATTORNEY:** Hankin & Pack PLLC