



Mainstay

Offer Guidelines and Seller's Preferences

Please review before submitting your offer.

IMPORTANT NOTES

- Submit all offers via <https://form.jotform.com/252247151794157>
- Please allow a minimum of 10 days from offer acceptance until closing
- 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
- Seller prefers a maximum 10 Day Inspection Period
- The seller prefers at minimum 1% (or \$2,000 whichever is higher) earnest money to be held by Seller's Preferred Title Company
- EMD due within 3 days

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:

- Mainstay ABAD
- Seller's Addendum / Special Stipulations
- Seller's Disclosure Documents
- HOA Addendum
- Lead-Based Paint Addendum (If Required)
- Proof of Funds / Pre-approval
- Authorized Signor Documents (Certificate of formation, Operating Agreement, Power of Attorney etc.) if the buyer is an LLC, corporation, or trust.

CONTRACT TERMS

Please include the following information on the contract:

- **PARTIES:** Seller's name should match the MLS
- **PREFERRED TITLE COMPANY:**
 - First Integrity Title Co. (FITCO)
 - Email: avenueone@firstintegritytitle.com
 - Phone Number: (720) 907-0288
 - Address: 1800 Pembroke Dr Suite 300, Orlando FL 32810