



ROSEMARY HOMEISTER

Your Trusted Guide to Smart Moves!



Thank you for submitting an offer on my listing!
These guidelines will help me in reviewing your offer. I look forward to working with you!

**Please email contract to
RealtorRoseMovesYou@gmail.com**

Option Fee

Please deliver Earnest Money & Option Fee to Sellers preferred title company.

Earnest Money

Please ensure that earnest money is at least 1% of the contract sales price.

Property Survey

If seller has a survey, it will be included in the MLS docs along with T-47 Affidavit. If seller can provide a survey and it is not approved, new survey must be at buyer expense. If seller is unable to provide survey, that can be discussed.

HOA Addendum

If there is an HOA associated with the property, we have provided our preferred method to handle the HOA addendum in the attachments. We would prefer buyer to sign our version already signed by the seller. If buyer would like to submit another HOA addendum, we will review it. If the property has an HOA, an HOA addendum must be submitted with the buyer's offer.

Sending Your Contract

When emailing your contract, please place the property address in the subject line for a quicker response.

Please direct all questions and submit all offers to...

- Listing agent: Rosemary Homeister
- Lic# 734113
- 832.712.9139
- RealtorRoseMovesYou@gmail.com
- <http://Linktr.ee/RealtorRose>

BROKER INFORMATION:

- Listing Broker Firm: eXp Realty, LLC
- Lic# 603392
- Broker: Karen C. Richards / Lic# 508111
- Office #: 888-519-7431
- Address: One Riverway, Ste 1700, Houston, TX 77056

TITLE COMPANY INFORMATION:

- First American Title
- 281-769-4470
- 24275 Katy Fwy #120, Katy, TX 77494
- Escrow Officer: Monique Jerome / mjerome@firstam.com

SELLER REQUESTED TERMS:

- 1% Earnest Money Deposit
- \$50 a day for Inspections (7 day maximum)
- Buyer to purchase survey (if applicable)
- Buyer to verify all room sizes

*Seller placed Home Warranty can be transferred and purchased by the buyer!