OFFER INSTRUCTIONS

The Realm Real Estate Professionals / Femi Rogers Team thanks you for your offer.
Review these instructions carefully. Make sure all details are accurate before submitting your contract.

1. Email the contract to the agent at femi@rtgroupteam.com, and copy the transaction coordinator at abi@rocktowersgroup.com

2. ## CONTRACT INFORMATION

- Listing Broker: Realm Real Estate Professionals – License No. **0502642**
- Listing Agent: Adefemi Rogers
- Agent Email: femi@rtgroupteam.com
- Agent Phone: 832-304-4655
- Licensed Supervisor: **Cecilia Garcia** (License No. 713571-SA)
- Broker Office Address: **14090 Southwest Frwy Ste 102**, **Sugar Land, TX 77478**
- Broker Phone: **281-690-5900**

Seller: Rock Towers LLC is the seller and builder; for more information on the property's ownership, please contact the seller.
Please check HCAD

3. ## TREC CONTRACT FORM

❖ Use the New Home Contract (Complete Construction) TREC form.
Key Paragraph Highlights:
- Paragraph 5A (Option & Earnest Money):
  - Option Fee: Seller prefers $50/day.
  - Earnest Money: Minimum 1% of contract sales price.
- Paragraph 7(I): Indicate the seller is not aware of (property condition or details.

Survey
- Allow 15 days before closing to furnish you with the final survey

INSULATION INFORMATION (Paragraph 7D(2)
- (2a) Exterior Wall: Rolled-in fiberglass, 3.5” thick → R-value ~R13.
- (2c) Ceiling (improved area): Blown-in fiberglass, 12.5” thick → R-value ~R30.

4. ## FINANCIAL VERIFICATION

Please provide a pre-approval letter from the lender if the buyer is obtaining a loan, or proof of funds if the buyer is purchasing the property cash. Verification of information will be conducted.

Title & Escrow Details

- Escrow Agent: Michael Marinez
- Title Company: Declaration Title
- Mobile: (713) 203-7561
- Email: Michael@declarationtitle.com
- Address: 515 Park Grove Dr., Suite 101, Katy, TX 77450

5. ## DRAFT CONTRACT REVIEW

To avoid the buyer having to sign multiple times, please send me the draft contract for review before sending it to the seller.