



Offer Instructions

543 County Road 1170, Sulphur Springs, Texas 75

Please use a **Farm and Ranch Contract:**

- Seller(s) Name: John Rowan & Diane Rowan
- Property Legal Description:
 - Home on 30+/- acres with legal description from Tax Data as follows:
(Parcel R000011345) ACRES: 30.833 ABS: 144 TR: 35-07 (TRS 1 2 3 OF CAMPBELL 80ACS) SUR: CARO SUR: CARO A
- Exclusions:
- Preferred Title Company: Ranger Title Company, 409 N. McGraw St., Forney, TX 75126
 - Attn: Pat Ashford Email: ashfordp@rangertitle.com
- Earnest Money: At least 1% of Contract Price
- Survey: See supporting docs. Buyer to pay if new survey is needed.
- Possession: Closing & Funding
- Notices:

Broker Information (for page 10):

Listing Agent: Delanee Clark
License No: 0710720
Email: delanee@rmlandmark.com
Phone: 214-500-1641

Broker Firm: REMAX Landmark
Broker License No: 9009706
Licensed Supervisor of Associate: Chris Harden
Supervisor License No: 0430179
Broker Address: 109 N. Frances St., Terrell, TX 75160

Applicable Contract Addenda & Supporting Docs:

- Attach pre-approval letter from a reputable lender if financed or proof of funds preferred when cash
- Seller's Disclosure Notice
- Information about On-Site Sewer Facility

Inspections & Appraisals to be scheduled through Showing Time at 817-858-0055

TRANSACTION COORDINATOR FOR DELANEE: STEPHANIE



CC ALL CONTRACTS AND EMAILS TO:
ASST.DELANEECLARK@OUTLOOK.COM



Delanee Clark
214-500-1641
www.delsellsproperties.com

