TRUE OAK REALTY
New Home. New Life.

RULES FOR MAKING OFFERS:

Note: Incomplete offers will NOT be submitted to the clients.

1. All offers must be on As Is Far/Bar Contract and contain the following (no exceptions):
    a. Full sellers name as listed on property appraiser (no owner of record)
    b. Special Assessments on As Is - Line 188 - Section 9 (f): a must be selected - This has nothing to do with association but rather with a city public boty as stated on the contract and a shall be chosen.

2. All cash offers must be submitted along with Proof of Funds dated within 30 days. The name on the Proof of Funds must match exactly the buyer's name on the contract.

3. All financed offers must be submitted along with a recent Pre-approval Letter and/or DU Approval.

4. If applicable, all forms in the "Documents" section of the MLS must be signed & submitted with the offer.

5. If the offer is accepted, the Buyer's Agent must provide emergency/secondary contact information in the event that he/she is not available for a period of time while the transaction is occurring.

6. If seller is choosing the title company, please use (unless stated otherwise):

    South Florida:
    Udine & Udine, PA.
    9900 W. Sample Rd. Suite 201 Coral Springs, FL 33065
    e-mail: michelle@udinelaw.com Phone: 954-642-5262 Fax: 754-800-4001

    Central Florida:
    Florida Title & Trust LLC.
    8603 S. Dixie Hwy #406, Pinecrest, FL 33156
    e-mail: closings@fltitletrust.com Phone: 305-615-2768 Fax: 305-615-2769