Offer Submission Guidelines

Carl@CarlJohnsonRealEstate.com
919.880-0904

COLDWELL BANKER HOWARD PERRY AND WALSTON | CARL JOHNSON REAL ESTATE

1213 Arborgate Circle, Chapel Hill, NC 27514

Seller Legal Name(s):
Diane Bernhardt Stoy

Property Notes:

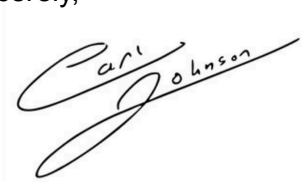
- Personal property that convey in as is condition: washer, dryer, refrigerator

Seller Offer Preferences

1. Please do not submit love letters, expiration dates, or escalation clauses
2. Seller prefers closings Monday - Thursday
3. Closing date:
    a. Closing date preference - Monday - Thursday not on a Friday please.
4. Submit the highest and best offer first please
   b. All addendums will be considered
   c. As-is contracts without due diligence periods will be considered

Submitting Your Offer

1. Please send all offers to Carl@CarlJohnsonRealEstate.com and send a courtesy text including property address and buyer agent name to 919-880-0904. Offers will be acknowledged as they are received.
2. Please put the following as the subject of the email: “Offer - 1213 Arborgate ”
3. Please include each of the following documents in separate PDF format:
    a. Signed offer
    b. Addendums (if applicable)
    c. Pre-approval letter or proof of funds -Signed property disclosures
    d. Should your offer be over listing price, please include appraisal addendum and proof of funds.
    e. If a loan is required, provide a lender letter with a property address for this unit/property so that the buyer is confirmed for a loan type for this specific condo/property.

It is our pleasure to make this process as enjoyable as possible for everyone.
Thank you so much for your interest in this listing.

Sincerely,