

**LISTING AGENT INFORMATION:**

Shelly Moschak – License #0508915

Team Name – 5 Star Ranch Team

[Shelly@LegendTexas.com](mailto:Shelly@LegendTexas.com) 979-251-1343

**LISTING BROKER INFORMATION:**

Legend Texas Properties – License# 9008399

7701 Hwy. 290 E.

Chappell Hill, TX 77426

Supervisor: Bradley Bevers – License#523745

[Brad@LegendTexas.com](mailto:Brad@LegendTexas.com) 936-443-6888

Office: 979-830-1180

**TITLE COMPANY INFORMATION:**

Washington County:

Bluebonnet Abstract – Carrie Poffenberger – 301 E. Main St., Brenham, TX 77833

979-353-2553 [openorders@bluebonnetabstract.com](mailto:openorders@bluebonnetabstract.com)

Austin County:

Bluebonnet Abstract – Carrie Poffenberger – 17 E. Main St., Bellville, TX 77418

979-274-0692 [openorders@bluebonnetabstract.com](mailto:openorders@bluebonnetabstract.com)

Waller County:

Bluebonnet Abstract – Carrie Poffenberger – 301 E. Main St., Brenham, TX 77833

979-353-2553 [openorders@bluebonnetabstract.com](mailto:openorders@bluebonnetabstract.com)

**PLEASE INCLUDE THE FOLLOWING DOCUMENTS (IF APPLICABLE)WITH OFFER SIGNED OR WILL NOT BE SUBMITTED TO SELLERS:**

|  |  |
| --- | --- |
| Seller’s Disclosures | IABS |
| On Site Sewer | Lead Based Paint Addendum |
| Third Party Finance | Gen. Info to Buyer/Seller |
| HOA Addendum | Pre-approval OR Proof of Funds |
| Reservation for Oil & Gas & Other Minerals | Wire Fraud Addendum |

EARNEST MONEY: NO LESS than 1% of offer price

SPECIAL PROVISIONS: Property is being sold “As-Is/Where-is”. No warranties express or implied.

CO-BROKER COMMISSIONS: 3% to MLS members & formally retained “Buyer’s Agents” (Buyer’s Rep Agreement Required); 2% to Non-MLS Members and 0% to Sub-Agents.