Realtor Offer Guide – STL Market

Line 2 : Buyer Name to be “BR Homes STLMO, LLC”

Line 33: Offer price client wants to submit

Line 34-35: EM to be deposited with Title Partners Agency, not to exceed 1% of purchase price

Line 47: Not Contingent Upon Financing

Line 65: Loan amount 80% of purchase price

Line 66: Interest rate not to exceed 4.5% Amortization term 20 years

Line 68: Check “Other” box write in “Commercial Line of Credit”

Line 69: Check Box “Fixed Rate”

Line 70: Seller Paid Closing Costs **REFER TO ATTACHED PAGE BASED ON OFFER PRICE**

Line 79: Closing and Possession 30 days from offer date

Line 80: Title Partners Agency

Line 92: Check “Appraisal Rider Box”

Line 119: Check Box Buyer to Oder, Provide and Purchase Title

Line 348-355: “Special Agreements”: Write “Buyer and Seller agree that appraisal delivery according to the appraisal rider shall be extended to 3 weeks”

Send offer to contracts@berryrockhomes.com and list the signor as Cameron Rock, Manager

Seller Paid Closing Costs

Property Value	Requested Closing Costs
$75,000 or below	$3800
$75,000 to $100,000	$4200
$100,000 to $125,000	$4800
$125,000 to $150,000	$5200
$150,000 to $175,000	$5500
$175,000 to $225,000	$5800
$225,000 to $300,000	$6000
$300,000 to $450,000	$7000
$450,000 to $550,000	$7500