



PROMULGATED BY THE TEXAS REAL ESTATE COMMISSION (TREC)

11-02-2015

DISCLOSURE OF RELATIONSHIP WITH RESIDENTIAL SERVICE COMPANY

RESIDENTIAL SERVICE CONTRACTS. A residential service contract is a product under which a residential service company, for a fee, agrees to repair or replace certain equipment or items in a property. Co-payments typically apply to most service calls. Residential service companies are licensed and regulated by the Texas Real Estate Commission. The extent of coverage and the cost of coverage will vary. Before buying a residential service contract, the buyer should read the contract and consider comparing it with the extent of coverage and costs from several other residential service companies. You may obtain a list of the residential service companies licensed in Texas at <http://www.trec.texas.gov>. **YOU MAY CHOOSE ANY COMPANY.**

THE PURCHASE OF A RESIDENTIAL SERVICE CONTRACT IS OPTIONAL. The TREC promulgated residential contract forms contain a paragraph in which the parties may negotiate whether the seller will reimburse the buyer the cost of a residential service contract. The choice of the residential service company and extent of coverage lies with the buyer. **NEITHER A BROKER/SALES AGENT NOR A SELLER MAY CONDITION THE SALE OF A PROPERTY ON THE BUYER'S PURCHASE OF A RESIDENTIAL SERVICE CONTRACT.**

Other Broker/Sales Agent will receive no compensation from a residential service company.

Listing Broker/Sales Agent will receive no compensation from a residential service company.

Other Broker/Sales Agent receives compensation from the following residential service company:

Listing Broker/Sales Agent receives compensation from the following residential service company:

2-10 Home Warranty

for providing the following services:

for providing the following services:

Advertising

The compensation is not contingent upon a party to the real estate transaction purchasing a contract or services from the residential service company.

The compensation is the fee for the services that Listing Broker or Other Broker, either directly or through an agent, provides to the company. As required by the Real Estate Settlement Procedures Act and HUD Regulation X, any fees paid to a settlement services provider are limited to the reasonable value of services actually rendered.

Other Broker's Name _____ License No. _____

Keller Williams Signature Realty 603755
Listing Broker's Name _____ License No. _____

By:

By: *Lance Loken* dotloop verified
03/25/16 10:15AM CDT
FW1-QQW-8CD1-2DAD

The undersigned acknowledges receipt of this notice:

Shirley Beasley
Seller

Buyer

Buyer

Seller

The form of this addendum has been approved by the Texas Real Estate Commission for use only with similarly approved or promulgated forms or contracts. Such approval relates to this contract form only. TREC forms are intended for use only by trained real estate license holders. No representation is made as to the legal validity or adequacy of any provision in any specific transactions. It is not intended for complex transactions. Texas Real Estate Commission, P.O. Box 12188, Austin, TX 78711-2188, (512) 938-3000 (<http://www.trec.texas.gov>) RSC-2.



2nd Level Prequalification Request

Property Address:

20003 Sapphire Circle, Magnolia, TX 77355

Thank you for your offer on the above mentioned property. Due to the nature of today's market, the seller requests the buyer to obtain a 2nd level prequalification through the preferred lender listed below.

The purpose of this is to ensure accuracy to the seller of the buyer's ability to obtain financing, help prevent delays and failed closings, and ultimately save all parties time and money. There is no cost or obligation for the 2nd level prequalification. You are not required to obtain financing through our lender.

Please contact Amanda Wilkie with AMCAP Mortgage. She will accurately prequalify you and notify us within 4 hours or so. Once this information is obtained, the seller may finalize the contract.

Amanda Wilkie
Senior Loan Officer
Amcap Mortgage
NMLS #350352
Direct 832-689-9669
Fax 832-383-6254
awilkie@myamcap.com


Seller

Seller

Buyer

Buyer



Property Address: 20003 Sapphire Circle, Magnolia, TX 77355

Please check or circle any of the following items that you will be excluding from the sale of your property.

- Curtains & rods, draperies & rods, valances, blinds or window shades
- Window screens, shutters, awnings, mailbox
- Wall to wall carpeting, area rugs
- Mirrors fixed in place, decorative mirrors
- Ceiling fans, attic fans
- TV antennae, satellite dish system with controls, built-in speakers
- Heating and air conditioning units and equipment
- Built-in security, fire equipment
- All swimming pool equipment, portable spa
- Shrubbbery, plants
- Permanently installed outdoor cooking equipment
- Fireplace screens, gas logs or rocks
- Swing sets, playground equipment
- Fountains, bird baths, statues, lights in the yard
- Bookshelves attached, or appearing to be attached, to walls
- Workbench or shelves in garage or storage areas
- Alarm system: IS YOUR SECURITY SYSTEM LEASED OR OWNED?
- Other (please specify):

Chandeliers (Living, Dining, Breakfast); Pedestal Sinks (powder, 3rd bath); All sheer curtains; Small medicine cabinet; Heart Mirror; Washer, Dryer, Refrigerator, Mini Fridge; All area rugs; Iron gate and arbor;

None Heart fencing; Bird baths; yard art


Seller


Seller

Buyer

Buyer