

OFFER INFORMATION SHEET

<u>Property Address</u>	<u>515 S. Lucia Ave Redondo Beach, CA 90277</u>
<u>APN</u>	<u>7505-016-032</u>
<u>Sellers:</u>	<u>Tyler and Lindsay Williamson</u>
<u>Listing Agent/Brokerage</u>	<u>Melissa Ferri, Engel & Volkers, LA_South Bay</u> <u>302 Avenue I, RB CA 90277</u>
<u>DRE for Broker & Agent</u>	<u>01967052 and 02105725</u>
<u>COE preferred</u>	<u>30 - 45 days, plus rent back</u>
<u>Best and Final Initial Offer?</u>	<u>No. Please see MLS for full details</u>
<u>Escrow Firm</u>	<u>Concierge Escrow, Debbie Cordell</u> <u>310-802-7348 E: debbie@conciergeescrowsb.com</u>
<u>Title</u>	<u>USA Title, Greg Snider, 310-798-2838</u>
<u>Buyer's "Love Letter"</u>	<u>Seller requests such cover letters are not submitted</u>
<u>NHD & Home Warranty</u>	<u>My NHD. Fidelity National, Suzy Pelshaw</u>
<u>Inclusions, Exclusions</u>	<u>Please see the MLS for details</u>
<u>Contingency - Loan</u>	<u>17 max, but prefer waived or less than 17</u>
<u>Contingency - Appraisal</u>	<u>12 max, but prefer waived or less than 12</u>
<u>Contingency - Inspection</u>	<u>10 max, but prefer 7 or less</u>
<u>Possession</u>	<u>Seller may require a 30-60 day rent back at PITI</u>
<u>Reports from Seller</u>	<u>On hand are: home inspection, termite clearance</u> <u>Sewer inspection, and prelim. Will be given with CO.</u>