

# Offer Guidelines

## 907 N Kenter Ave. Los Angeles

I have complied these guidelines as you consider submitting an offer for your client.

**These guidelines are preferred, not required.**

**Ideal escrow period:** 21 Days or less

**Ideal inspection CR:** 10 Days or sooner, we have completed city of LA Pre-inspection

**Ideal appraisal CR:** Waived

**Ideal loan CR:** 14 Days or sooner

**Seller's choice of service including:** NHD, Title, and Escrow:  
MYNHD,

Autumn Skye Escrow- Chris Ann Garza

Cal Best Title - Rod Grishaber

**Leaseback:** None Needed

**Proof of funds** - must show enough for down payment +  
2% extra in closing costs

Pre-approval, DU and FICO scores from lender

Please CC the lender when emailing the offer

Please send all documents in ONE PDF and email to  
[Vivian@ehomesteam.com](mailto:Vivian@ehomesteam.com)

Thank you! Please contact me at 714-362-1022 if you have any questions. I look forward to receiving your offer.

