

Offer Summary

1297

California Residential Purchase Agreement

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Price	Deposit	Financing	Close
—	—	Conventional	30 days

Buyer Scarjo

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Buyers

Sellers & Agents

Price & Deposits

Financing

Closing & Possession

Contingencies

Buyers

Buyer 1 Name

Buyer 1 Entity Type

Scarjo

Individual

Trust

LLC

Corporation

Partnership

Buyer 2 Name

Buyer 2 Entity Type

Individual

Trust

LLC

Corporation

Partnership

Buyer 3 Name

Buyer 3 Entity Type

Individual

Trust

LLC

Corporation

Partnership

Buyer 4 Name

Buyer 4 Entity Type

Individual

Trust

LLC

Corporation

Partnership

Sellers & Agents



Seller Name

Seller Email

Seller Phone

Buyer Brokerage

Buyer Brokerage DRE #

8675309

Buyer Agent

Charlie Muir

Buyer Agent License

8675309

Buyer Agent Phone

Buyer Agent Email

Listing Brokerage

Listing Agent

Listing Agent License

Listing Agent Phone

Listing Agent Email

Price & Deposits

Offer Price

Initial Deposit (EMD)

\$0	\$	0%	%
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Initial Deposit Due Within

Deposit Method

- Wire Transfer
- Check
- Cashier's Check

Escrow Holder

Escrow Contact

Initial Deposit Held By

- Escrow Holder
- Seller's Broker
- Other

Increased Deposit

\$0

Increased Deposit Due Within

Funds Source

- Cash
- Loan
- Gift
- Sale of Property
- Other

Proof of Funds Attached

- No

Appraisal Minimum Type

- Purchase Price
- Fixed Amount

Seller Credit

\$0	\$	0%	%
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Seller Credit Purpose

Seller Credit Notes

Financing

Financing Type

Cash Conventional FHA VA
 USDA Seller Financing Other

Cash Offer

No

Down Payment

\$0 \$ 20% %

Loan Amount

\$0

Interest Rate (%)

0

Interest Rate Type

Fixed Adjustable

Loan Points

Pre-approval Attached

No

Pre-qualification Status

Pre-qualified Pre-approved
 Fully Underwritten

Closing & Possession

Close of Escrow

30

Acceptance Date

mm/dd/yyyy

Possession Timing

At Close of Escrow After Close
 To Be Determined

Possession at Close

No

Rent Back Requested

No

Seller Post-Possession Days

Post-Possession Daily Rate

Contingencies

Loan Contingency Period

17

Appraisal Contingency Period

17

Investigation Period

17

Inspection Types

Comma-separated values

Sale of Property Contingency



Insurance Contingency

Seller Documents Review

Title Report Review

HOA Disclosure Review

Leased Items Review

Informational Access Period

Contingency Waived at Offer



Verification of Cash

Verification of Down Payment

Final Verification of Funds

Additional Terms

City

State

CA

ZIP Code

County

APN

Intended Use

Primary Residence

Vacation Home

Investment Property

Included Items

Excluded Items

Personal Property Included

HOA Name

HOA Dues

\$0

HOA Dues Frequency

Monthly

Quarterly

Annually

TOPA Applies



Buyer Intent

- Primary Residence
- Secondary Home
- Investment Property
- Other

Tenant Status

- Vacant
- Occupied - Vacating at Close
- Occupied - Remaining After Close
- Seller Occupied

Home Warranty Waived
 No
Home Warranty Paid By

- Buyer
- Seller
- Split
- Other

Home Warranty Cost

Home Warranty Company

Title Company

Vesting

Title Cost Split

- Buyer Pays
- Seller Pays
- 50/50 Split

Preliminary Title Report Reviewed
 No
Title Insurance Paid By

- Buyer
- Seller
- Split
- Other

Escrow Fees Paid By

- Buyer
- Seller
- Split
- Other

NHD Paid By

- Buyer
- Seller
- Split
- Other

Home Inspection Paid By

- Buyer
- Seller
- Split
- Other

Termite Inspection Paid By

- Buyer
- Seller
- Split
- Other

Wildfire Disclosure Paid By

- Buyer
- Seller
- Split
- Other

Safety Device Compliance Paid By

- Buyer
- Seller
- Split
- Other

Govt Inspections Paid By

- Buyer
- Seller
- Split
- Other

Govt Corrections Paid By

- Buyer
- Seller
- Split
- Other

Lender Title Policy Paid By

- Buyer
- Seller
- Split
- Other

County Transfer Tax Paid By

- Buyer
- Seller
- Split
- Other

City Transfer Tax Paid By

- Buyer
- Seller
- Split
- Other

Other Fee 1 Description

Other Fee 1 Paid By

- Buyer
- Seller
- Split
- Other

Other Fee 2 Description

Other Fee 2 Paid By

- Buyer
- Seller
- Split
- Other

Liquidated Damages
 Yes
Arbitration Clause
 Yes
All Inclusions Stay With Property
 Yes
Buyer Right to Inspect
 Yes
Compliance With Local Ordinances
 Yes
Time Is of Essence
 Yes
Additional Terms

Escalation Clause



Escalation increment (above competing offer)

Maximum Price Cap

Escalation Clause Text

Compensation Type

 % of Purchase Price Flat Fee Seller Paid Hourly Other

Compensation

\$0

\$

0%

%

Compensation Payer

Retainer Amount

 Seller Buyer Other

Retainer Credited at Close

Exclusive Representation

 No No

BRBC Expiration Date

BRBC Executed

mm/dd/yyyy

 No

BRBC Executed Date

Buyer Brokerage DRE

mm/dd/yyyy

8675309

Compensation Notes