

INSTRUCTIONS FOR OFFER SUBMISSION

Property: 1755 N. Cedar Court, Fuquay Varina, NC 27526

Listing Firm: Keller Williams Raleigh | Firm License #C11917

Listing Agent: Jarrett Jost | NC License #277442

Email: jarrett@jasonsellsraleigh.com

Phone: 984-242-7757

OFFER SUBMISSION

Please email all offers to jarrett@jasonsellsraleigh.com.

Please submit the following as **separate PDF files**:

- Signed Offer to Purchase and Contract
- Signed addenda, if applicable
- Signed disclosures
- Preapproval letter or Proof of Funds

Keller Williams Raleigh does not hold earnest money.

Please present your buyer's **best offer at the time of submission**. All terms and addenda will be considered; however, please do not include an offer expiration deadline. If multiple offers are received, the sellers **may or may not counter** before deciding.

PROPERTY & CONTRACT INFORMATION

Property Address: 1755 N. Cedar Court, Fuquay Varina, NC 27526

County: Wake

Lot: 33

Subdivision: Fern Valley

Legal Description: LO33 FERN VALLEY SUB PH1 BM1999-981

PIN: 0667353808

Sellers: Jacquelyn Davis, Corinne Davis, and Giselle Davis, heirs of the Estate of Jacques A. Davis

Preferred Closing Attorney: City of Oaks Law – Dean Achterman

Please see Agent Remarks for additional information.

Due Diligence Fee: Make payable to **Jacquelyn Davis**

LISTING AGENT INFORMATION

Jarrett Jost

Keller Williams Raleigh

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Raleigh, NC 27609

Email: jarrett@jasonsellsraleigh.com

Cell: 984-242-7757

NC License #: 277442

Firm License #: C11917

Office: 919-676-0600

Guard Home Warranty - \$649

HOA to opt in is \$163 semi-annually