

Congratulations

Now that you have an accepted offer, here is what you need to do next.

****Your earnest money will be deposited at any time after it is delivered. If you need to transfer funds to the appropriate account, please do so!**

- Call Your Lender**
Call your Lender and schedule an appointment to meet with them as soon as possible. I will send them a copy of your accepted offer via email.
- Schedule an Inspection for the Property**
We are under contract to make sure we have a report and response to the seller(s) in the time allotted to us. Have the property listing sheet nearby in case they ask you to reference it.
*Please choose a licensed inspection company. If you would like a referral, please contact me.
*Please email me the date and time of your inspection.
- Transfer Name to Utilities**
Allow the seller time to transfer utilities out of their name. Allow enough time to get the utilities transferred into your name(s).
- Shop Around for Homeowners Insurance**
Your lender will ask you for an insurance policy commitment, so make sure you've done your due diligence and have a policy ready to go!
- Re-Inspection / Walk-Through**
I will contact you 1-2 weeks prior to closing to schedule a re-inspection (if you choose) on the property and a final walk-through of the property.
- Wiring Funds**
If you are wiring funds to the closing, please let me know well in advance so I can get the title company's wiring instructions to you with plenty of time to spare.
- Final Amount to Bring to Closing**
You will receive the final amount you will need for closing a few days before the closing time. Please allow yourself enough time to get to a bank. If you are not wiring the money (funds less than \$10,000) a cashier's check is required. You can make it payable to the title company or make it payable to yourself and sign it over to the title company at closing.
- Bring Driver's License to Closing**
Please be sure to have a valid Driver's License at closing for all persons who will be signing.