

OUR PROCESS

INITIAL INQUIRY & VETTING BY LISTING AGENT

- Preliminary discussion of project, process, pricing, base specifications, and available upgrades
- Pre-Qualification by Builder's Preferred Lender (provide Proof of Funds if cash buyer)
- Determine lot(s) and floor plan(s) of interest

ON-SITE LOT SELECTION MEETING

- Pre-Approval by Builder's Preferred Lender or submission of proof of funds must be completed prior to scheduling
- (Optional) Walk lots with Listing Agent to discuss plans, lot/plan compatibility, pricing, and available upgrades/add-ons
- Preliminary/estimated pricing provided by Listing Agent

LOT DEPOSIT

HOMESITE RESERVATION AGREEMENT

- Drafted & Executed by Listing Agent
- Lot Deposit due within 3 (three) Business Days
 - Refundable until Purchase & Sale Agreement is executed
 - Paid to and held by Builder and applied Purchase Price at Closing
- May be terminated at any time by either party (Lot Deposit refunded to Buyer)

CONFIRM LOT SELECTION, PRICING & PLANS

- Finalize lot selection, floor plan selection, and all structural upgrades
- Confirm final pricing based on lot, floor plan, and upgrade selections
- All structural upgrades must be made prior to executing Purchase & Sale Agreement

10% DEPOSIT

PURCHASE & SALE AGREEMENT (PSA)

- Drafted & Executed by Listing Agent
- Lot Deposit becomes Non-Refundable on binding PSA (applied toward Purchase Price)
- Non-Refundable Construction Deposit of 10% of Purchase Price due to Builder within 48 hrs of binding PSA (applied toward Purchase Price)
- Closing Date: Appx. 9 months from binding PSA

PERMITTING & CONSTRUCTION

- Buyer to track progress, communicate with Project Manager and execute additional documents via BuilderTrend platform
- All Design Selections must be made prior to commencement of framing
- Any Change Orders to be made via BuilderTrend and subject to \$500 Change Order Fee

BUYER'S 3RD PARTY INSPECTION (IF DESIRED)

ORIENTATION WALK-THROUGH (BUYER MUST BE PRESENT)

FINAL PUNCH-OUT & CLEANING

FINAL VERIFICATION WALK-THROUGH (BUYER MUST BE PRESENT)

CLOSING