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THE HOME BUYING PROCESS

Meet with me for your Buyer Consultation

→ You are Pre-Qualified by Lender

→ View homes fitting your criteria

→ Offer made on your favorite home!

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CONTRACT IS ACCEPTED!

← Contract and Earnest Money deposited with Escrow Company: Escrow Opened/Title Search ordered

← BUYER'S DUE DILIGENCE
Inspections:
Home, Wood Infestation, Roof, Pool

Review inspections and negotiates appropriate requests

Reports:
Seller Disclosure,
Title Commitment, CCRs,
HOA Disclosures

Buyer secures Home-owner's Insurance within inspection period

Review with Buyer and present Buyer's responses

→ LOAN APPROVAL PROCESS

Mortgage Company ← Rejection

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Underwriting/Property Appraisal → Approval

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Escrow Company obtains payoffs and collects other info.

← Buyer conducts final walk-through

← Signing of documents by both Seller & Buyer

← Signed documents sent to Lender

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After approval of documents Lender wires funds and gives OK to record

→ Documents recorded at County Recorder

→ Sent back to Escrow and Escrow Company distributes funds

→ You are given the keys to your new home!

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Title policy, deed, etc. are sent to you