



# Offer Instructions

**Tract 2 FM 855, Jacksonville, Texas 75766**

Please use a **Farm and Ranch Contract:**

- Seller(s) Name: J & K PROPERTIES LTD
- Property Legal Description:
  - 10+/- acres from tax parcel(s) 118792 with legal description from data as follows: A 31 BLK 2203 TR 9 B C LEWIS C04
- Exclusions:
- Preferred Title Company: Landmark Title Company, 4595 Kinsey Dr., Tyler, TX 75703
  - Attn: Sarah Dunklin Email: sdunklin@lmarktitle.com
- Earnest Money: At least 1% of Contract Price
- Survey: See supporting docs. Buyer to pay if new survey is needed.
- Possession: Closing & Funding
- Notices:

## Broker Information (for page 10):

Listing Agent: Delanee Clark  
License No: 0710720  
Email: delanee@rmlandmark.com  
Phone: 214-500-1641

Broker Firm: RE/MAX Landmark  
Broker License No: 0591885  
Licensed Supervisor of Associate: Chris Harden  
Supervisor License No: 0430179  
Broker Address: 109 N. Frances St., Terrell, TX 75160

## Applicable Contract Addenda & Supporting Docs:

- Attach pre-approval letter from a reputable lender if financed or proof of funds preferred when cash
- Information about On-Site Sewer Facility (if applicable)

**Inspections & Appraisals to be scheduled through Showing Time at 817-858-0055**

**TRANSACTION COORDINATOR FOR DELANEE: STEPHANIE**

**CC ALL CONTRACTS AND EMAILS TO:**  
ASST.DELANEECLARK@OUTLOOK.COM



*Delanee Clark*  
**214-500-1641**  
[www.delsellsproperties.com](http://www.delsellsproperties.com)

**RE/MAX**  
*Landmark*  
**Frank Roberts**  
**LAND TEAM**