



Transaction Timeline Worksheet

as of 11/20/2015 12:00

Property Address		[Location]				
Escrow	North Amercian Title Escrow Acct #					
Status	Terms of RPA	RPA #	Days	Date	Value	Responsibility
X	Offer Date (RPA-CA 11/14)	1-A				Buyer
	Counter Date (SCO, 11/14)					Seller
	Counter Acceptance Date (SCO,11/14)	4				Buyer
	Contract Acceptance Date			1/1/1900		Buyer/Seller
	Purchase Price	1-C				
	Close of Escrow Date	1-D	30	1/31/1900		RPA
	Finance Terms					
	Initial Deposit	3-A	3	1/4/1900		RPA
	Increased Deposit	3-B	30	1/31/1900		RPA
	All Cash offer	3-C				
	1st Loan Amount	3-D 1			\$ -	Calculated
	Rate (%)	3-D 1				RPA
	Verification of Down Payment	3-H	3	1/4/1900		Buyer/Lender
	Appraisal Contingency	3-I	17	1/18/1900		Buyer/Lender
	Loan Terms					
	Loan Application Qualification Letter	3-J 1	3	1/4/1900		Buyer/Lender
	Loan Contingency Removal/Cancel	3-J-3	21	1/22/1900		Buyer
	Closing and Possession	9-B		1/31/1900	1:00 PM	Seller
	Tenant Occupied - Vacancy b4 Close	9-D	-5	1/26/1900		Seller
	Disclosures from Seller	10-A 1	7	1/8/1900		Seller
	Lead Paint Pamphlet/Disc	10-A 1				Seller
	Statutory Disclosures	10-A 1				Seller
	TDS, NHD, Substance, Tax, Industrial/Military	10-A 1				Seller
	Seller Property Questionnaire	10-A 4	7	1/8/1900		Seller
	Buyer return signed Disclosures to Seller	10-A 5	17	1/18/1900		Buyer
	Buyer Disc Rec'd After Offer signed	10-A 7	7	1/8/1900		Buyer
	Natural Hazard Disclosure	10-B	7	1/8/1900		Seller
	Withholding Taxes (FIRPTA)	10-C	7	1/8/1900		Seller
	Condo Disclosure to Buyer	10-F	7	1/8/1900		Seller
	Seller Request HOA (HOA1)	10-F 2	3	1/4/1900		Seller
	Buyers Investigations, covering:	12-A	17	1/18/1900		Buyer
	Lead Based paint, Wood Destroying pests/organisms, Review Sex Offender Database, Confirm Insurability of Property, Review Leases					
	Title and Vesting	13				
	Prelim Title Report	13-A	17	1/18/1900		Escrow
	Statement of Information	13-A	17	1/18/1900		Seller
	Seller Disclosure of Title issues	13-C	17	1/18/1900		Seller
	Buyer Acquire Homeowner Policy	13-E	17	1/18/1900		Buyer
	Time Periods					
	Seller Performance	14-A	7	1/8/1900		Seller
	Buyer Investigations	14-B	17	1/18/1900		Buyer
	Seller Right to Cancel - Buyer Contingencies	14-C 1	17	1/18/1900		Seller
	Seller Right to Cancel - Buyer Obligations	14-C 2	17	1/18/1900		Seller
	no deposit of funds					
	no deliver of FHA/VA cost/terms					
	no deliver of satisfactory loan approval					
	no acceptance of lease terms					
	no return of Statutory and Lead Disclosures					
	Notice to Perform	14-D	2			Seller or Buyer
	Close of Escrow Demand	14-F	3	1/4/1900		Seller or Buyer
	Final Verification of Condition	15	-5	1/26/1900		Buyer
	Joint Escrow Instructions	20-A	3	1/4/1900		Buyer/Seller/Escrow
	Delivery of RPA to Escrow Agent	20-B	3	1/4/1900		Buyer / Seller
	Expiration of Offer - Days After presentation	3	3	1/4/1900		Buyer / Seller