

The Importance Of Reading & Understanding An Offer



When you make or receive an offer to buy a property, it's important that you read and understand every clause. It is especially important to understand any conditions or any changes that are made to the standard offer.

An offer may contain several types of conditions. The most common are "conditional upon arranging financing" and "conditional upon passing a professional home inspection." However, there may be other conditions as well.

You should be aware of – and fully understand – all of them.

In addition, the wording of an offer may change during the back and forth negotiations that often happen. Aside from changes to the price, other clauses may be added, removed or reworded as well.

A good agent will always ask you to initial changes. This is done primarily to ensure you know and approve of what you're signing.

A recent newspaper article tells the story of a buyer-seller legal dispute that resulted in a six-figure judgement against the seller. This was due, in part, to a lack of understanding of one of the clauses in the agreement.

You don't want that to happen to you. Take the time to carefully review and understand an offer.

Want to make sure everything goes smoothly with your next move? Call today.

Childproofing Tips For Your Home



If you have young children, or expect a visit from friends or relatives with little ones in tow, it pays to ensure your home is free of hazards. The last thing you want is an injury that could have easily been prevented.

Here are some basic childproofing tips.

- Remove everything that is toxic, hot or sharp, from within reach of a child. (For example, the leaves of some types of house plants are toxic.)

- If possible, keep children out of the kitchen while cooking.
- Install plug-in covers in electrical outlets. (These are inexpensive and can be purchased at any hardware store.)
- Block or gate off areas where kids may fall.
- Remove "pulling down" hazards, such as a heavy plant that a child can pull off a table.
- Make sure there are screens on all open windows.

Finally, watch your pets. Even the most gentle dog or cat can act unpredictably around children – especially if they're not used to them.

Think, Act... Live!

"Patience, persistence and perspiration make an unbeatable combination." [Napoleon Hill](#)

"The minute you're satisfied with where you are, you aren't there anymore." [Tony Gwynn](#)

"The only way to do great work is to love what you do." [Steve Jobs](#)