



Purchaser's Acknowledgement

The Robinson Realty Group is committed to successfully guiding you through your home purchasing journey. We want every possible step to be taken to ensure the value and integrity of your home investment. To that end we strongly recommend that the following items are addressed prior to your closing.

1. **Retain a private home inspector.** Your agent can assist you in locating the home that's perfect for you but to assess the true condition of any home an inspection should be conducted. The inspection will give you a realistic, professional evaluation of structural and mechanical systems, as well as potential repair expenses. If you are building a home several inspections are recommended during the building stages. We recommend a footing inspection, a framing inspection and a final inspection when the home is complete. Radon, mildew/mold or stucco may require an additional inspection, your professional inspector will advise you. Your agent can refer several inspector choices for your selection.
2. **Purchase Owner's Title Insurance.** Title insurance protects against any flaws in the title that were not identified prior to closing. Title issues can be very costly without insurance. Your lender will require coverage for the lending institution **only**; make sure your interest is protected with an Owner's Title Policy. Title Insurance will be available at closing.
3. **Order a New Survey.** The real estate landscape in Atlanta is ever changing and the only accurate way to establish property lines and boundaries is with a new survey. Your new survey will not only reveal property lines but also any easements or encroachments on the property. This survey can be ordered through your lender.

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I have reviewed the above items with my agent and I understand the importance of performing them for my protection. If I chose not to perform any of the above recommendations I will not hold The Robinson Realty Group or my agent responsible for any matter arising out of or related to these matters.

Purchaser's Signature

Date

Robinson Realty Agent

The costs of these items vary per professional but are the purchaser's responsibility. The Robinson Realty Group is not associated with any of the professionals that agents recommend and will not be held liable for any claims, obligations or warranties offered by these professionals.