The offer has been accepted!
Now what??

Well first off, congratulations to both the seller and buyer.

Now is when we at Cape Resales do our part:

1. Both buyer and seller complete sales transaction worksheet and remit asap. This helps us make sure we get all the details and spellings correct. Please double check this.

2. Next, we receive the earnest money from the buyer and the transaction goes into escrow. This is what starts the process.

3. Cape Resales then researches the deed, confirms the information and the good standing of the member. Any questions and we contact the seller immediately.

4. Cape Resales then prepares and sends the new deeding paperwork to the buyer. This needs to be completed asap and returned to Cape Resales.

5. Closing occurs when all paperwork is in and signed.

6. The buyers new deed is recorded in Barnstable County registry of Deed and the original stamped deed is mailed to the buyer.

7. The buyer is issued a bill for the 2023 Maintenance Fee and must be paid within 30 days or commencement of their use week, whichever comes first.

8. Seller receives disbursement of their portion of the funds from escrow (usually 30-60 days from purchase agreement).

That's it! Enjoy.
Any questions please don't hesitate to reach us.

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