

Stephanie Goins

Stephanie Goins is a native Odessan who graduated from Odessa High School in 2009. She attended Odessa College and received her licenses in Medical Assistant, Certified nurse's assistant and phlebotomy. Stephanie worked in the medical field for over 8 years at ORMC and at Medical Center Hospital. She felt God was calling her to another career path and made the exciting career change to Real Estate in 2018. She joined Prichard Real Estate Group and is a valuable resource to her team. Stephanie has been described as a hard worker, knowledgeable, outgoing and has bubbly personality. Stephanie's strengths are her hard work ethic, loyalty, excellent communication skills and passion for putting her client's needs above all else.

Stephanie has been happily married to her husband Seth since 2011. They have a beautiful daughter together with plans for many more. They are active in their church and love the Green Bay Packers.

Stephanie works full time as a Realtor in the Permian Basin and surrounding areas. Whether you're looking to purchase your first home or your dream home, Stephanie can assist you every step of the way. She also has the experience you need to assist you with all of your commercial real estate needs. Stephanie strives to go over and beyond to meet her client's real estate needs.

MEGA Million Dollar Producer

Odessa Board of Realtors Member

Texas Association of Realtors Member

National Association of Realtors Member

Stephanie Goins, Realtor

(432) 248-1256

Stephanie@PrichardRealEstateGroup.com

PrichardRealEstateGroup.com

StephanieGoinsRealtor.com





Information About Brokerage Services

Texas law requires all real estate licensees to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

TYPES OF REAL ESTATE LICENSE HOLDERS:

- **A BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- **A SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

AS AGENT FOR OWNER (SELLER/LANDLORD): The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

AS AGENT FOR BUYER/TENANT: The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

AS AGENT FOR BOTH - INTERMEDIARY: To act as an intermediary between the parties the broker must first obtain the written agreement of each party to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
 - that the owner will accept a price less than the written asking price;
 - that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
 - any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

AS SUBAGENT: A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

LICENSE HOLDER CONTACT INFORMATION: This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

<u>Prichard Real Estate Group</u>	<u>9009128</u>	<u>Heather@PrichardRealEstateGroup.com</u>	<u>(432)614-6967</u>
Licensed Broker /Broker Firm Name or Primary Assumed Business Name	License No.	Email	Phone
<u>Heather A Prichard</u>	<u>0486680</u>	<u>Heather@PrichardRealEstateGroup.com</u>	<u>(432)978-6973</u>
Designated Broker of Firm	License No.	Email	Phone
<u>Heather A Prichard</u>	<u>0486680</u>	<u>Heather@PrichardRealEstateGroup.com</u>	<u>(432)978-6973</u>
Licensed Supervisor of Sales Agent/ Associate	License No.	Email	Phone
<u>Stephanie Goins</u>	<u>712586</u>	<u>StephanieGoinsRealtor@gmail.com</u>	<u>(432)248-1256</u>
Sales Agent/Associate's Name	License No.	Email	Phone

Buyer/Tenant/Seller/Landlord Initials

Date

Regulated by the Texas Real Estate Commission

TAR-2501

Heather Prichard, Broker, PO BOX 12785 Odessa TX 79768

Heather Prichard

Information available at www.trec.texas.gov

IABS 1-0 Date

Stephanie Goins

Phone: 4329786973

Fax:

Produced with zipForm® by zipLogix 18070 Fifteen Mile Road, Fraser, Michigan 48026 www.zipLogix.com

**THE TEXAS REAL ESTATE COMMISSION (TREC) REGULATES
REAL ESTATE BROKERS AND SALES AGENTS, REAL ESTATE INSPECTORS,
HOME WARRANTY COMPANIES, EASEMENT AND RIGHT-OF-WAY AGENTS,
AND TIMESHARE INTEREST PROVIDERS**

**YOU CAN FIND MORE INFORMATION AND
CHECK THE STATUS OF A LICENSE HOLDER AT
WWW.TREC.TEXAS.GOV**

**YOU CAN SEND A COMPLAINT AGAINST A LICENSE HOLDER TO
TREC**

A COMPLAINT FORM IS AVAILABLE ON THE TREC WEBSITE

**TREC ADMINISTERS TWO RECOVERY FUNDS WHICH MAY BE USED TO
SATISFY A CIVIL COURT JUDGMENT AGAINST A BROKER, SALES AGENT,
REAL ESTATE INSPECTOR, OR EASEMENT OR RIGHT-OF-WAY AGENT,
IF CERTAIN REQUIREMENTS ARE MET**

**IF YOU HAVE QUESTIONS OR ISSUES ABOUT THE ACTIVITIES OF
A LICENSE HOLDER, THE COMPLAINT PROCESS OR THE
RECOVERY FUNDS, PLEASE VISIT THE WEBSITE OR CONTACT TREC AT**

**TEXAS REAL ESTATE COMMISSION
P.O. BOX 12188
AUSTIN, TEXAS 78711-2188
(512) 936-3000**