

APPRAISERS~REALTORS

# RICHARD E. STAFFORD BROKER/OWNER SANTA ROSA BEACH, FL

www.GraytonBeach.com



#### **CONTACT**

**Profile** 

Areas Covered

Services Offered

Documentation

### **CONTACT**

## **Richard Stafford**

## Broker/Owner

Tommy Sholes, INC, Appraisers/Realtors
\*A Woman Owned Small Business\*
3812 W County Highway 30-A Santa Rosa Beach, FL 32459
Office: 850-267-2180 x3

Cell: 850-830-4144

Richard@GraytonBeach.com

www.GraytonBeach.com

Res.Net ID: 121211 Equator: 1220342



"Serving South Walton for more than 30 years with honesty, integrity and local knowledge."





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#### ABOUT RICHARD

Richard Stafford is a dedicated, full time, experienced real estate professional.

He takes pride in focusing on providing his clients with personal attention, while ensuring that his team understands client needs, strives to meet daily commitments and exceeds customer expectations.

Consistently offering on-time communication, accurate valuations, advanced marketing, a strong network of buyers, contractors and other related service professionals to handle all aspects of the REO management and disposition.

His focus is to minimize lender expenses, holding time and obtain the maximum net returns.

#### **CERTIFICATIONS**

- Northwest Florida State University Business
- 500+ Hours of REO/Short Sale/Broker/Continuing Education Classes
- RES.NET AMP Certified Agent
- EQUATOR Platinum Certified REO & Short Sale
- Licensed Realtor since 1989
- Broker of Record since 1992
- Certified Distressed Property Expert CDPE

#### **PLATFORMS**

- RES.NET AMP Certified
- Equator Platinum Certified REO & Short Sale
- Disposolutions
- LPS



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#### **A**FFILIATIONS

- National Association of Realtors (NAR)
- Emerald Coast Association of Realtors
- Walton County Property Owner's Association
- Florida Association of Realtors
- Certified Distressed Property Institute

#### **REO EXPERIENCE**

- REO/Short Sale Broker since 2007
- 90% BPO to Sales Price
- 99% List Price to Sales Price
- 24-48 Turn Around Time on ALL REO Tasks
- Average 28 Days on Market

#### REFERENCES

Scott D. Hawkins Resource Real Estate Partners LLC 678-306-4240

shawkins@resourcere.com

2303 Cumberland Pkwy Atlanta, Georgia 30339

Michael Gibson PNC Asset Resolution Team, REO Services 513-759-1322

Michael.A.Gibson@pnc.com

7681 Tyler's Place Boulevard West Chester, OH 45069

Mitchell Dowling
Banksouth
334-340-2101
mdowling@banksouth.net
PO Box 1967
Dothan, AL 36302-1967



#### FLORIDA CITIES COVERED

Contact

Profile

**AREAS COVERED** 

Services Offered

Documentation

Zip	City	County
32540	Destin	Okaloosa
32541	Destin	Okaloosa
32548	Fort Walton Beach	Okaloosa
32439	Freeport	Walton
32550	Miramar Beach	Walton
32413	Panama City Beach	Bay
32461	Rosemary Beach	Walton
32459	Santa Rosa Beach	Walton



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**Profile** 

Areas Covered

#### **SERVICES OFFERED**

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#### **SERVICES OFFERED**

- Initial drive-by upon acceptance of property to check occupancy as required
- Accurate and timely Broker Price Opinions
- Occupancy verification
- Cash-for-keys
- Securing property
- Utility transfer
- Property management including utilities, emergency repairs, and rental agreements as needed per client
- Rehab estimates from licensed property Preservation Company free of charge
- Eviction assistance
- Board ups
- Digital photos and tours
- Monthly Status Report
- Marketing procedures- Internet, flyers, print media, open houses, e-mail flyers
- Pre-qualify buyers with mortgage programs assistance
- Expenses submitted within client deadlines
- Monitor escrow and reporting to client on a regular basis.
- Maintain communication with client, return calls/emails promptly



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Areas Covered

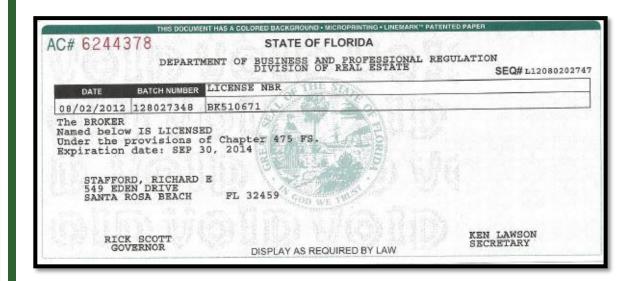
Services Offered

Documentation

**LICENSE** 

**E&O** Insurance

W-9





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Areas Covered

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License

**E&O INSURANCE** 

W-9

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**E&O** Insurance

<u>W-9</u>

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