Final Due Diligence

CHECKLIST

Done	Due Diligence Item
	Make offer on the property
	Run Title
	Clouds and Defects
	Easements and Encroachments
	Verify legality of square footage
	Confirm square footage with building authority
	Determine if actual square footage differs from that given by seller
	Check if additional square footage is permitted
	Order a property inspection
	Solicit bids for repairs
	Calculate final scope of work
	Calculate final bid amount
	Compare original level of repairs you estimated with bids you received
	Rework your numbers
	Check if inspection or bids came back negative
	Renegotiate or cancel if inspection or bids come back negative
	Get appraisal (if required)
	Renegotiate or cancel if appraisal comes back low

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