



**3201 N. Pecos Street | Midland, TX 79705**

**Dub House, MAI, CCIM, Broker**

dubhouse@thisrealty.com

432.570.0705

[www.thisrealty.com](http://www.thisrealty.com)

# Executive Summary

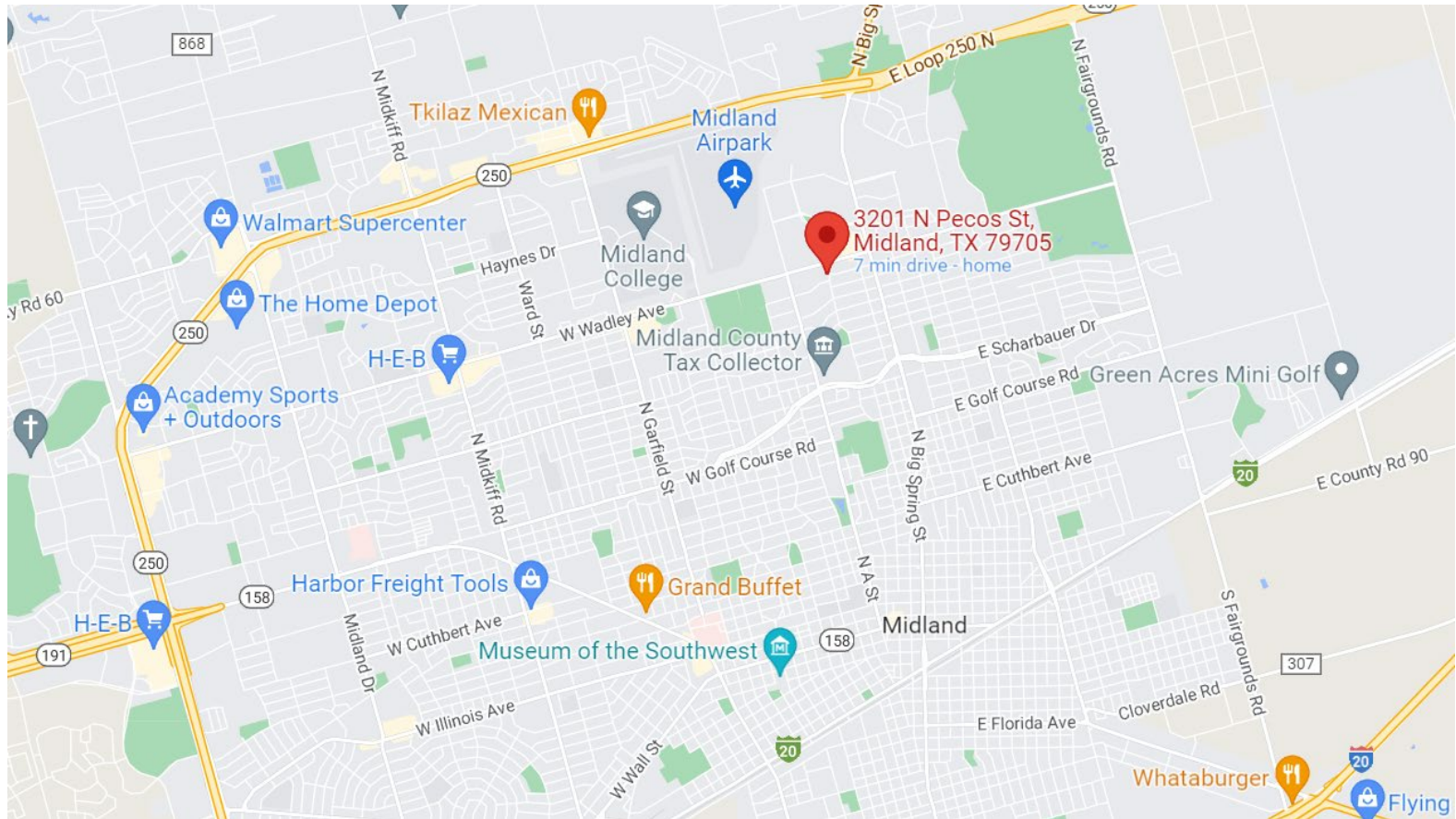
One second floor office suite available now for lease with three to five-year terms. Covered and open parking available, plus common areas have recently been updated.

## Highlights:

- One space available on the second floor: +/- 3,640 NRA
- Covered and Open Parking
- Common Areas Recently Updated
- Three to Five Year Terms Available

*\*This property is listed as unpriced - price is available upon request, just not on a public forum.*

# Map



3201 N. Pecos Street | Midland, TX 79705

this **Realty**

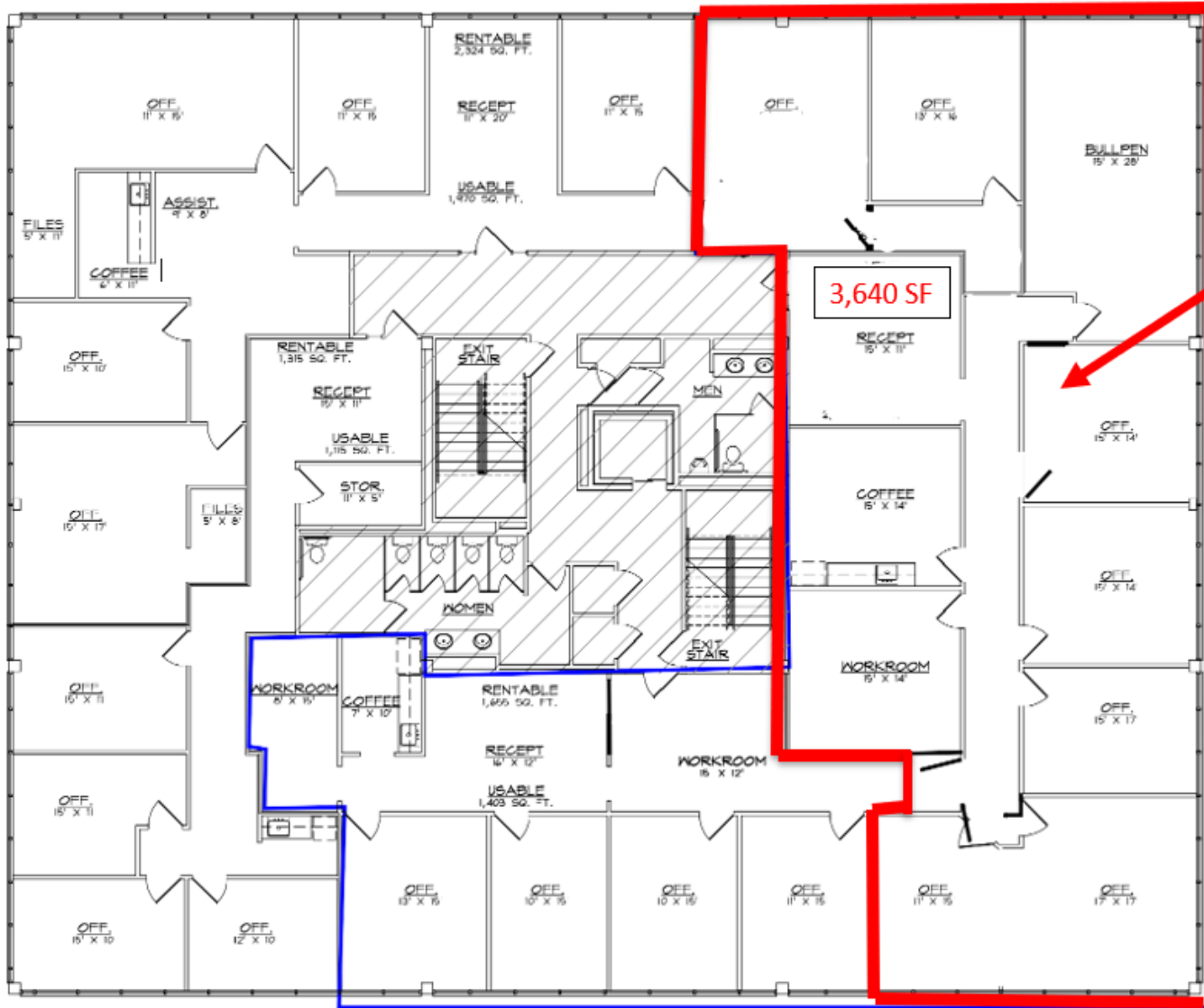
# Aerial View



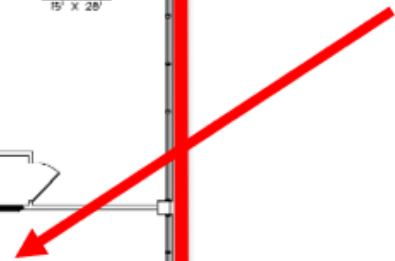
3201 N. Pecos Street | Midland, TX 79705

this **Realty**

# 2<sup>nd</sup> Floor Plan



Available



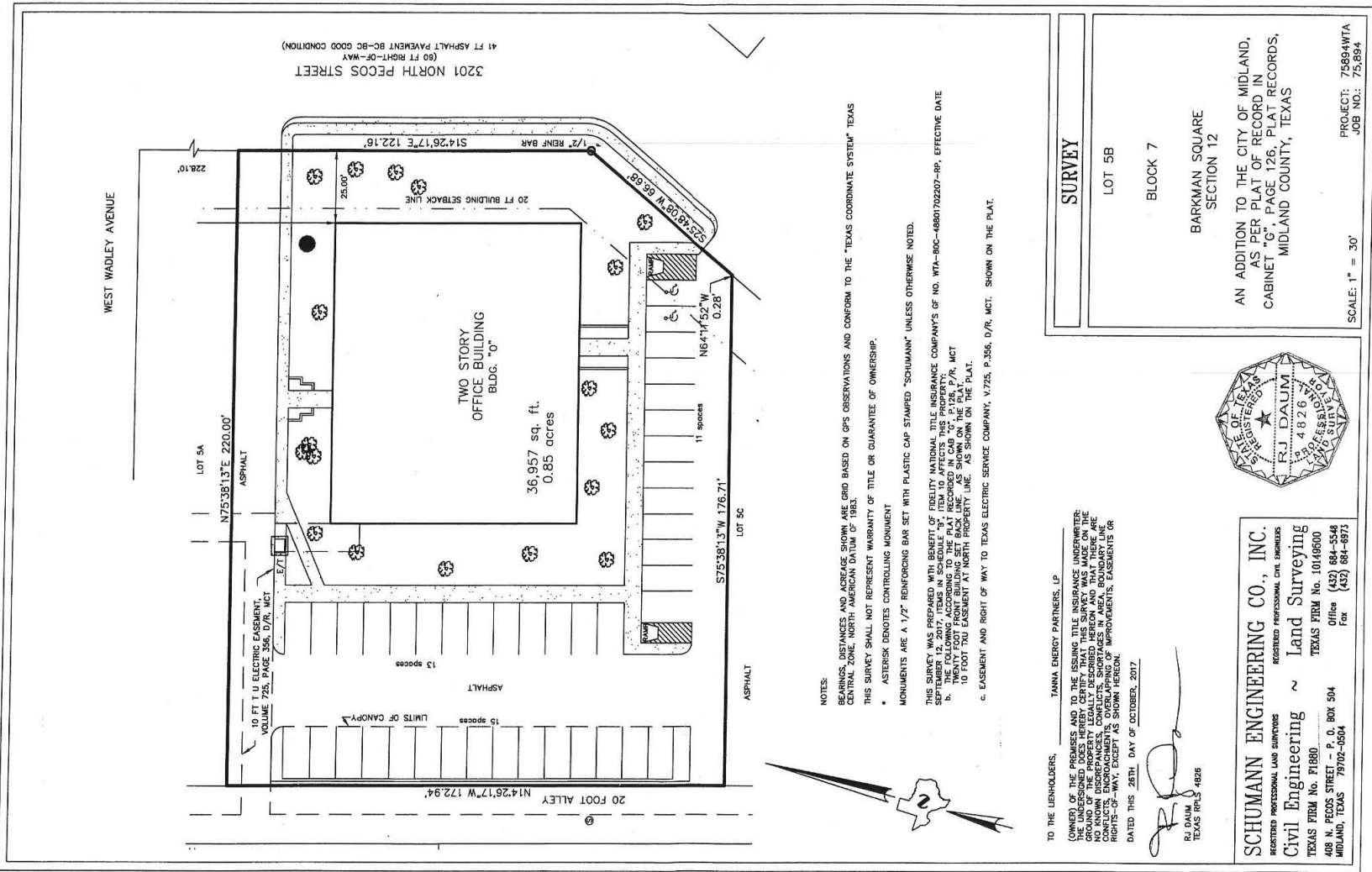
DATE: JAN 19, 2018  
 DRAWN BY: J. HARRIS



AS-BUILT FLOOR PLAN  
 SECOND FLOOR  
 1/8" = 1'-0"

PREPARED BY:  
**M DRAFTING & DESIGN**  
 AS-BUILT DRAWINGS FOR:  
 3001 N. PECOS  
 MIDLAND TEXAS

# Survey



NOTES:  
 BEARINGS, DISTANCES AND ACREAGE SHOWN ARE GRID BASED ON GPS OBSERVATIONS AND CONFORM TO THE "TEXAS COORDINATE SYSTEM" TEXAS CENTRAL ZONE, NORTH AMERICAN DATUM OF 1983.  
 THIS SURVEY SHALL NOT REPRESENT WARRANTY OF TITLE OR GUARANTEE OF OWNERSHIP.  
 \* ASTERISK DENOTES CONTROLLING MONUMENT  
 MONUMENTS ARE A 1/2" REINFORCING BAR SET WITH PLASTIC CAP STAMPED "SCHUMANN" UNLESS OTHERWISE NOTED.  
 THIS SURVEY WAS PREPARED WITH BENEFIT OF FIDELITY NATIONAL TITLE INSURANCE COMPANY'S OF NO. WTA--80C--48801702307--RP, EFFECTIVE DATE SEPTEMBER 12, 2017. ITEMS IN CAPS LOCKS ARE THE PROPERTY OF FIDELITY NATIONAL TITLE INSURANCE COMPANY.  
 b. THE FOLLOWING ACCORDING TO THE PLAT RECORDED IN CAB 102 P.128 P./R. MCT  
 10 FOOT 700' EASEMENT AS SHOWN ON THE PLAT  
 10 FOOT 700' EASEMENT AT NORTH PROPERTY LINE, AS SHOWN ON THE PLAT.  
 c. EASEMENT AND RIGHT OF WAY TO TEXAS ELECTRIC SERVICE COMPANY, V.725, P.356, D/R. MCT. SHOWN ON THE PLAT.

TO THE LENDERS,  
 TAINA ENERGY PARTNERS, LP  
 (OWNER) OF THE PREMISES AND TO THE ISSUING TITLE INSURANCE UNDERWRITER,  
 THE UNDERSIGNED DOES HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE  
 DATE AND AT THE PLACE AND UNDER THE CIRCUMSTANCES STATED HEREIN AND  
 NO KNOWN DISCREPANCIES, CONFLICTS, SHORTAGES IN AREA, WITHIN THESE ARE  
 RIGHTS OF THE SURVEYOR, BUT SUBJECT AS SHOWN HEREON.  
 DATED THIS 29TH DAY OF OCTOBER, 2017.

*RJ DAUM*  
 RJ DAUM  
 TEXAS PLS 4626



**SCHUMANN ENGINEERING CO., INC.**  
 REGISTERED PROFESSIONAL LAND SURVEYOR  
 REGISTERED PROFESSIONAL CIVIL ENGINEER  
**Civil Engineering ~ Land Surveying**  
 TEXAS FIRM No. F1880 TEXAS FIRM No. 10149600  
 408 N. PECOS STREET - P. O. BOX 504  
 MIDLAND, TEXAS 79702-0504  
 Office (432) 684-5546  
 Fax (432) 684-6973

**SURVEY**  
 LOT 5B  
 BLOCK 7  
 BARKMAN SQUARE  
 SECTION 12  
 AN ADDITION TO THE CITY OF MIDLAND,  
 AS PER PLAT OF RECORD IN  
 CABINET "G", PAGE 126, PLAT RECORDS,  
 MIDLAND COUNTY, TEXAS  
 SCALE: 1" = 30'  
 PROJECT: 7588AWITA  
 JOB NO.: 75.88A



## 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:
  - o that the owner will accept a price less than the written asking price;
  - o that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
  - o any coincidental 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>Zero Five Two Two Eight Two, Inc</u>	<u>479486</u>	<u>dubhouse@thisrealty.com</u>	<u>(432)570-0705</u>
Licensed Broker /Broker Firm Name or Primary Assumed Business Name	License No.	Email	Phone
<u>d/b/a thisRealty</u>	<u>479486</u>	<u>dubhouse@thisrealty.com</u>	<u>(432)570-0705</u>
Designated Broker of Firm	License No.	Email	Phone
<u>Winfred B House</u>	<u>296610</u>	<u>dubhouse@thisrealty.com</u>	<u>(432)570-0705</u>
Licensed Supervisor of Sales Agent/ Associate	License No.	Email	Phone
_____	_____	_____	_____
Sales Agent/Associate's Name	License No.	Email	Phone

\_\_\_\_\_  
Buyer/Tenant/Seller/Landlord Initials

\_\_\_\_\_  
Date

Regulated by the Texas Real Estate Commission

Information available at [www.trec.texas.gov](http://www.trec.texas.gov)  
IABS 1-0

# The Sign You've Seen Around Town is the Sign You've Come to Trust

thisRealty is a locally owned and operated real estate firm with a 40+ year history in West Texas. We are composed of seasoned realty agents that specialize in assisting our clients in buying, selling and leasing commercial real estate.

this **Realty**