



3201 N. Pecos Street | Midland, TX 79705

Dub House, MAI, CCIM, Broker

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Executive Summary

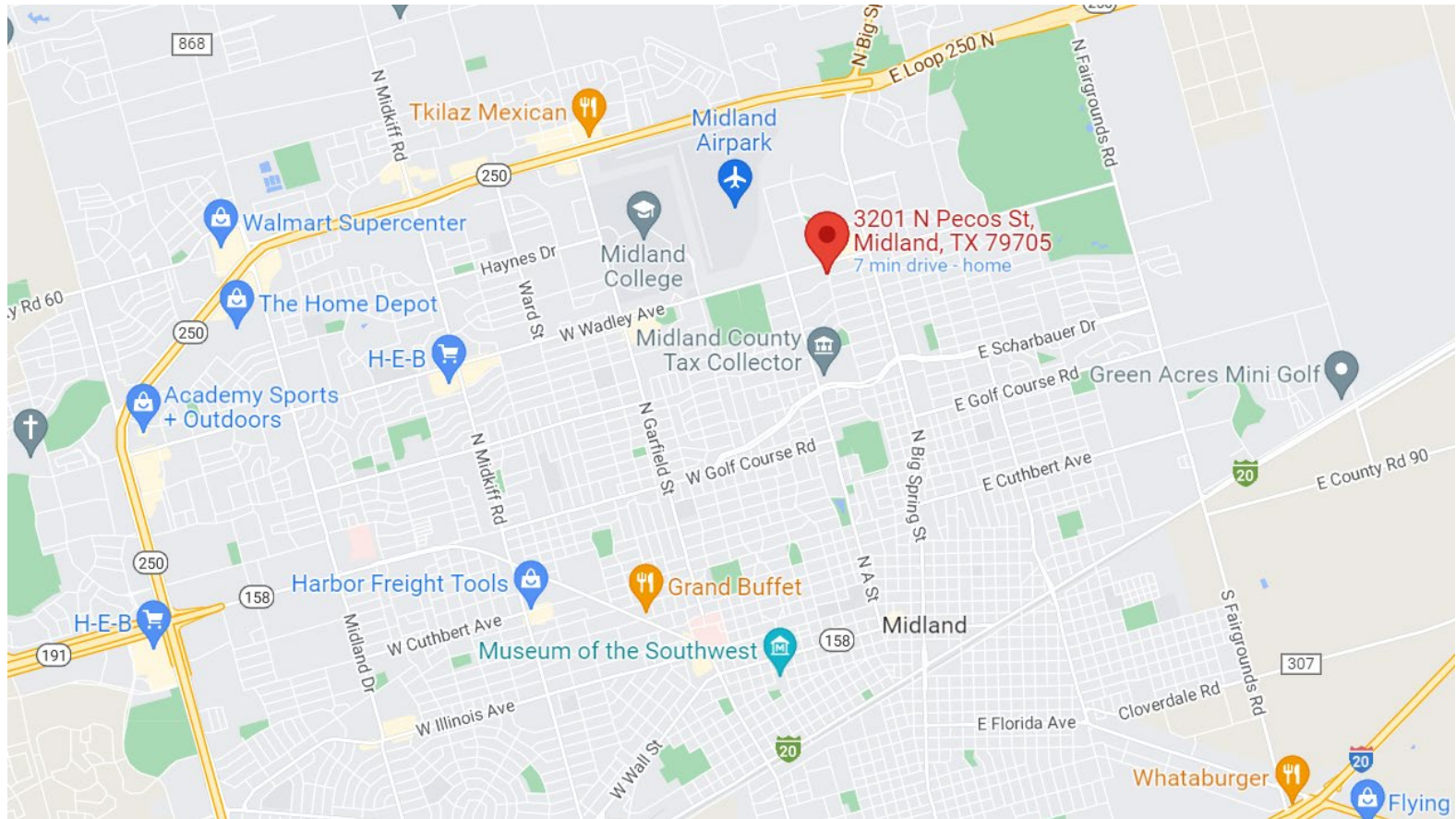
One second floor office suite available now for lease with three to five-year terms. Covered and open parking available, plus common areas have recently been updated.

Highlights:

- One space available on the second floor: +/- 1,655 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



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this **Realty**

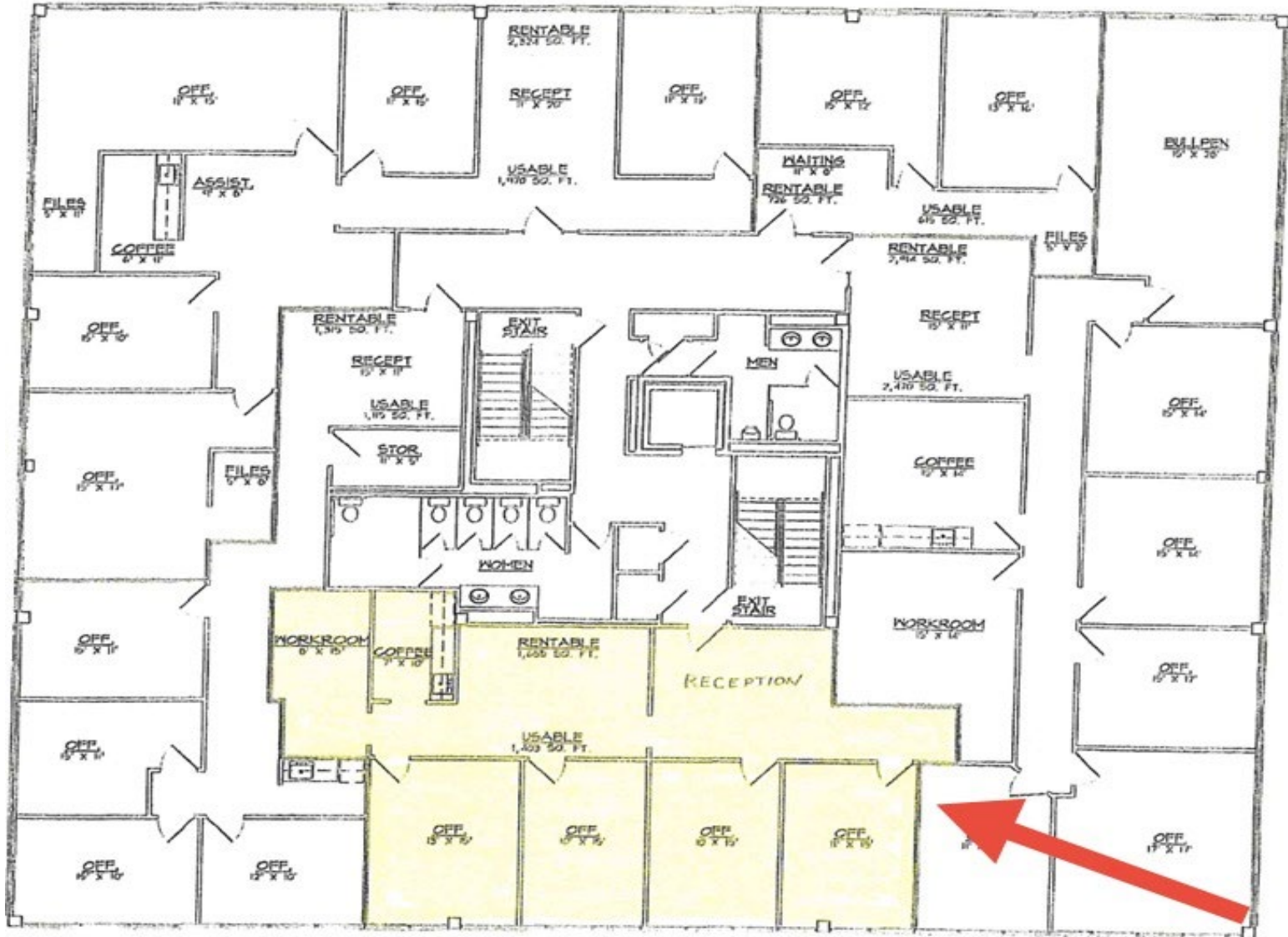
Aerial View



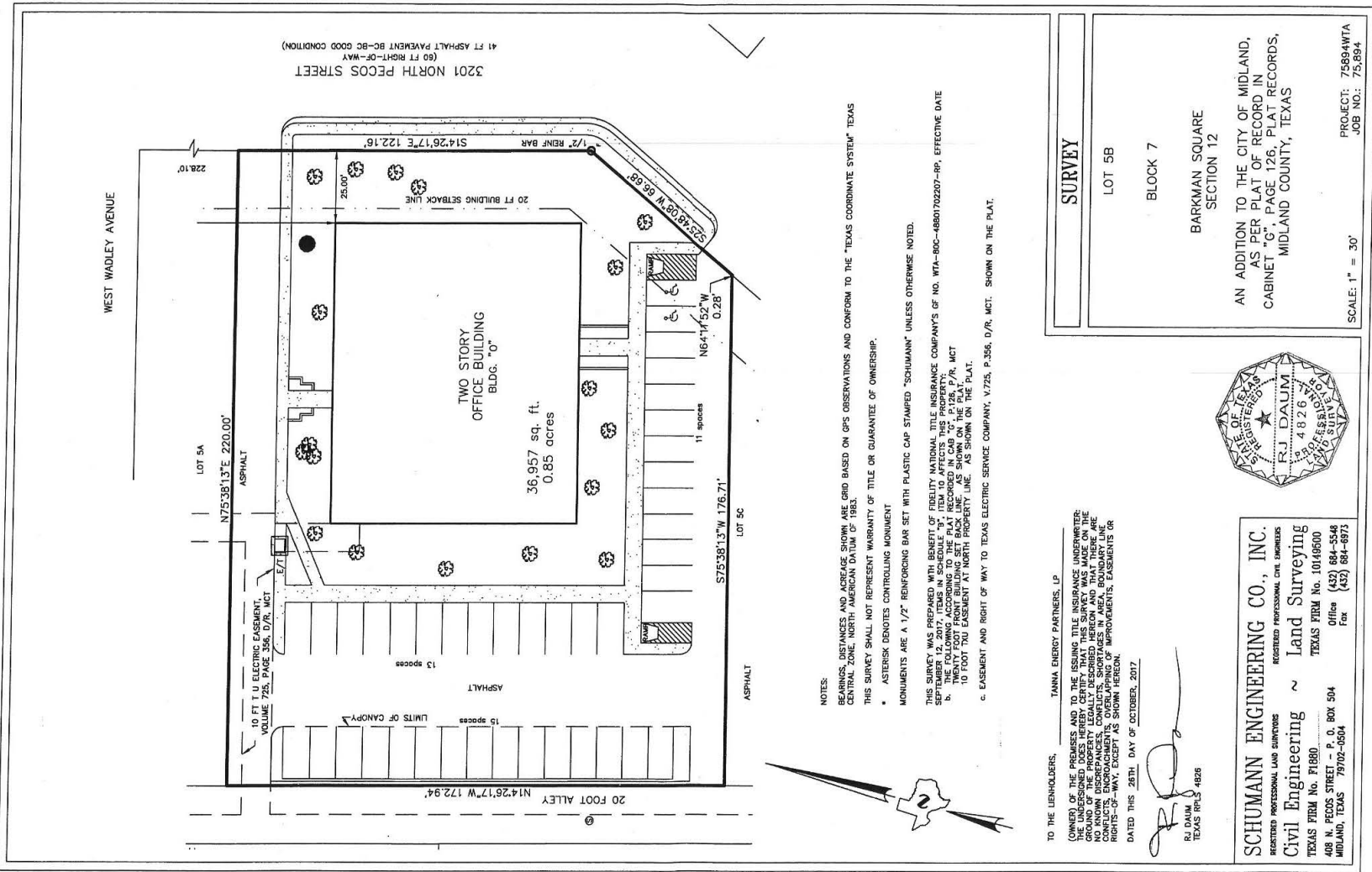
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2nd Floor Plan



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--60C--48801702207--RP, EFFECTIVE DATE SEPTEMBER 12, 2017. ITEMS IN CAPS LOCKS ARE THE PROPERTY OF FIDELITY NATIONAL TITLE INSURANCE COMPANY'S OF NO. WTA--60C--48801702207--RP.
 b. THE FOLLOWING ACCORDING TO THE PLAT RECORDED IN CAB 102 P.126, P./R. MCT
 10 FOOT T.U. EASEMENT AS SHOWN ON THE PLAT
 10 FOOT T.U. 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 LENDHOLDERS,
 TANNA 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 SHOWN ON THIS PLAT AND THAT THE SURVEY WAS MADE BY ME OR BY AN
 ASSISTANT UNDER MY CLOSE PERSONAL SUPERVISION AND THAT THERE ARE
 NO KNOWN DISCREPANCIES, CONFLICTS, SHORTAGES IN AREA, INADEQUATE
 RIGHTS OF ACCESS, ENCROACHMENTS, OVERLAPPING OF IMPROVEMENTS, EASEMENTS OR
 RIGHTS OF WAY, UNLESS AS SHOWN HEREON.
 DATED THIS 28TH 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: 75589AWITA
 JOB NO.: 75.89A



Information About Brokerage Services

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



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.



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.

WRITTEN AGREEMENTS ARE REQUIRED IN CERTAIN SITUATIONS: A license holder who performs brokerage activity for a prospective buyer of residential property must enter into a written agreement with the buyer before showing any residential property to the buyer or if no residential property will be shown, before presenting an offer on behalf of the buyer. This written agreement must contain specific information required by Texas law. For more information on these requirements, see section 1101.563 of the Texas Occupations Code. **Even if a written agreement is not required, to avoid disputes, all agreements between you and a broker should be in writing and clearly establish: (i) the broker's duties and responsibilities to you and your obligations under the agreement; and (ii) the amount or rate of compensation the broker will receive and how this amount is determined.**

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 by the buyer or buyer's agent. **An owner's agent fees are not set by law and are fully negotiable.**

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. **A buyer/tenant's agent fees are not set by law and are fully negotiable.**

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 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.

A LICENSE HOLDER CAN SHOW PROPERTY TO A BUYER/TENANT WITHOUT REPRESENTING THE BUYER/TENANT IF:

- The broker has not agreed with the buyer/tenant, either orally or in writing, to represent the buyer/tenant;
- The broker is not otherwise acting as the buyer/tenant's agent at the time of showing the property;
- The broker does not provide the buyer/tenant opinions or advice regarding the property or real estate transactions generally; and
- The broker does not perform any other act of real estate brokerage for the buyer/tenant.

Before showing a residential property to an unrepresented prospective buyer, a license holder must enter into a written agreement that contains the information required by section 1101.563 of the Texas Occupations Code. The agreement may not be exclusive and must be limited to no more than 14 days.

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.

Zero Five Two Two Eight Two, Inc	479486	dubhouse@thisrealty.com	(432)570-0705
Name of Sponsoring Broker (Licensed Individual or Business Entity)	License No.	Email	Phone
d/b/a thisRealty	479486	dubhouse@thisrealty.com	(432)570-0705
Name of Designated Broker of Licensed Business Entity, if applicable	License No.	Email	Phone
WB House	296610	dubhouse@thisrealty.com	(432)570-0705
Name of Licensed Supervisor of Sales Agent/Associate, if applicable	License No.	Email	Phone
Name of Sales Agent/Associate	License No.	Email	Phone

Buyer/Tenant/Seller/Landlord Initials

Date

Regulated by the Texas Real Estate Commission

Information available at www.trec.texas.gov

IABS 1-2

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