


LISTING PROFILE MULTI-FAMILY

(*) Indicates Required Field

MLS #: _____

* Property Type: (Choose One) <input type="checkbox"/> Duplex <input type="checkbox"/> Triplex <input type="checkbox"/> 4-Plex <input type="checkbox"/> Multi (5+)				* Status: <input type="checkbox"/> ACT (Public) <input type="checkbox"/> PRE (Members Only)		
* Listing Type: (Choose One) <input type="checkbox"/> Exclusive Right to Sell <input type="checkbox"/> Exclusive Agency				Expected public date: (Req. for PRE)		
House Number Pre-Direction Street Name Post Direction						
* Address:				* Price: \$		
* City:		* Zip Code:		Cross Street:		
* Area: (Refer to Boundary Map if Unsure)		* County:		Property Address Internet Display: <input type="checkbox"/> Yes <input type="checkbox"/> No		
Schools - Elementary:		Middle:		High:		
* Lot:	Block:	Subdivision:		* Acres:		
Approx Lot Dimensions:		Approx Lot Sq Ft:		Zoning:		
* Year Built:		Check if New Construction: <input type="checkbox"/>		Exterior Color:		
Total Beds:		Total Baths:				
Frontage (# Feet):		# Units:		* Approx Total Square Feet:		
Property Name:				* Source of Sq Ft Data <input type="checkbox"/> County <input type="checkbox"/> Fee <input type="checkbox"/> List Broker <input type="checkbox"/> Owner		
Unit Address	Beds	Baths	Square Ft (Approximate)	Parking Type and Capacity (Carport, Garage, Gravel, Lot, / # of spaces)		Rent
* Tax Account #:			Possession:		Escrow At:	
Tax Amount: \$			Tax Years:		Assessments or Special Liens: <input type="checkbox"/> Yes <input type="checkbox"/> No	
Expenses: <input type="checkbox"/> Actual <input type="checkbox"/> Projected			Gross Sched. Income (Annual) \$			
Water/Sewer \$			Vacancy & Credit Loss \$			
Electric \$			Adj. Gross Inc. \$			
Gas \$			Total Expenses \$			
Garbage \$			Annual Debt Service \$		<u>Loan Assumptions</u>	
Maintenance \$			Cash Flow Before Taxes \$		Amort: /yrs.	
Janitor/Lawn \$			Net Income \$		Int. Rate: %	
Mgmt./Acct. \$			Cap Rate %		LTV: %	
Miscellaneous \$			Cash on Cash %			
Insurance \$						
Property Taxes \$						
* Listing Broker Name			* List Date		* Expiration Date	
* Listing Office Name/Code			* Owner Name			
Listing Broker Phone/Fax			Owner Phone			
Co-List Broker Name			Contact Name			
Co-List Broker Office Name/Code			Contact Phone			
For Sale Sign <input type="checkbox"/> Yes <input type="checkbox"/> No		* <input type="checkbox"/> I AM <input type="checkbox"/> I AM NOT offering different cooperating compensation to different potential cooperating brokers.			* Selling Office Commission %	
* WVMLS Lockbox <input type="checkbox"/> Yes <input type="checkbox"/> No					* Buyer's Agent Co-op <input type="checkbox"/> Yes <input type="checkbox"/> No	
* Location					* Dual/Variable Rate Commission <input type="checkbox"/> Yes <input type="checkbox"/> No	
Negotiable Inclusions						
Directions to Property						
Exclusions						

Owner/Authorized Signer(s) Initials: /	Date:	Listing Agreement, Page 1 of 4 (Listing Profile)  © WVMLS Inc. 01/07 Rev 08/2020
Listing Broker Initials:	Date:	
Principal Broker Initials:	Date:	

Address: _____

MLS # _____

Public Remarks

Private Remarks

FEATURES (Check all that Apply) (*) Indicates Required Field

<p>A) BASEMENT</p> <p>1 <input type="checkbox"/> Daylight</p> <p>2 <input type="checkbox"/> Finished</p> <p>3 <input type="checkbox"/> Full</p> <p>4 <input type="checkbox"/> Partial</p> <p>5 <input type="checkbox"/> Unfinished</p> <p>B) BONUS ROOMS</p> <p>1 <input type="checkbox"/> Breakfast Room/Nook</p> <p>2 <input type="checkbox"/> Den</p> <p>3 <input type="checkbox"/> Loft</p> <p>4 <input type="checkbox"/> Mudroom</p> <p>5 <input type="checkbox"/> Office</p> <p>6 <input type="checkbox"/> Rec Room</p> <p>7 <input type="checkbox"/> Walk-in Pantry</p> <p>8 <input type="checkbox"/> Workshop</p> <p>9 <input type="checkbox"/> Other (Refer to Remarks)</p> <p>C) DINING</p> <p>1 <input type="checkbox"/> Area (Combination)</p> <p>2 <input type="checkbox"/> Formal</p> <p>D) DISHWASHER</p> <p>1 <input type="checkbox"/> No</p> <p>2 <input type="checkbox"/> Yes</p> <p>E) DISPOSAL</p> <p>1 <input type="checkbox"/> No</p> <p>2 <input type="checkbox"/> Yes</p> <p>F) DUAL LIVING</p> <p>1 <input type="checkbox"/> No</p> <p>2 <input type="checkbox"/> Possible</p> <p>3 <input type="checkbox"/> Yes</p> <p>G) FENCED YARD</p> <p>1 <input type="checkbox"/> Partial</p> <p>2 <input type="checkbox"/> Yes</p> <p>H) FIRE SYSTEM</p> <p>1 <input type="checkbox"/> Central</p> <p>2 <input type="checkbox"/> Hardwired</p> <p>3 <input type="checkbox"/> Pull Station</p> <p>4 <input type="checkbox"/> Sprinkled</p> <p>I) FIREPLACE</p> <p>1 <input type="checkbox"/> Family Room</p> <p>2 <input type="checkbox"/> Living Room</p> <p>3 <input type="checkbox"/> Other Room</p> <p>4 <input type="checkbox"/> Electric</p> <p>5 <input type="checkbox"/> Gas</p> <p>6 <input type="checkbox"/> Pellet</p> <p>7 <input type="checkbox"/> Propane</p> <p>8 <input type="checkbox"/> Stove</p> <p>9 <input type="checkbox"/> Wood</p> <p>J) FLOOD PLAIN</p> <p>1 <input type="checkbox"/> No</p> <p>2 <input type="checkbox"/> Unknown</p> <p>3 <input type="checkbox"/> Yes</p>	<p>K) FLOORING</p> <p>1 <input type="checkbox"/> Carpet</p> <p>2 <input type="checkbox"/> Laminate</p> <p>3 <input type="checkbox"/> Marble</p> <p>4 <input type="checkbox"/> Stone</p> <p>5 <input type="checkbox"/> Tile</p> <p>6 <input type="checkbox"/> Vinyl</p> <p>7 <input type="checkbox"/> Wood</p> <p>8 <input type="checkbox"/> Other (Refer to Remarks)</p> <p>L) FOUNDATION</p> <p>1 <input type="checkbox"/> Continuous</p> <p>2 <input type="checkbox"/> Pier</p> <p>3 <input type="checkbox"/> Slab</p> <p>M) HANDICAP AMENITIES</p> <p>1 <input type="checkbox"/> No</p> <p>2 <input type="checkbox"/> Yes (Refer to Remarks)</p> <p>N) HEATING-COOLING</p> <p>1 <input type="checkbox"/> Baseboard</p> <p>2 <input type="checkbox"/> Central Air Conditioning</p> <p>3 <input type="checkbox"/> Electric</p> <p>4 <input type="checkbox"/> Floor Furnace</p> <p>5 <input type="checkbox"/> Forced Air</p> <p>6 <input type="checkbox"/> Gas</p> <p>7 <input type="checkbox"/> Heat Pump</p> <p>8 <input type="checkbox"/> Hot Water</p> <p>9 <input type="checkbox"/> None</p> <p>10 <input type="checkbox"/> Oil</p> <p>11 <input type="checkbox"/> Propane</p> <p>12 <input type="checkbox"/> Radiant Ceiling</p> <p>13 <input type="checkbox"/> Radiant Floor</p> <p>14 <input type="checkbox"/> Solar</p> <p>15 <input type="checkbox"/> Stove</p> <p>16 <input type="checkbox"/> Wall Furnace</p> <p>17 <input type="checkbox"/> Window Unit (AC)</p> <p>18 <input type="checkbox"/> Wood</p> <p>19 <input type="checkbox"/> Zonal</p> <p>20 <input type="checkbox"/> Other (Refer to Remarks)</p> <p>O) HIGH SPEED COMMUNICATIONS ACCESS</p> <p>1 <input type="checkbox"/> Available</p> <p>2 <input type="checkbox"/> Present</p> <p>3 <input type="checkbox"/> Unknown</p> <p>P) HOME WARRANTY</p> <p>1 <input type="checkbox"/> Negotiable</p> <p>2 <input type="checkbox"/> No</p> <p>3 <input type="checkbox"/> Yes</p> <p>Q) HOMEOWNERS ASSN</p> <p>1 <input type="checkbox"/> Association with Fee</p> <p>2 <input type="checkbox"/> Association with No Fee</p> <p>3 <input type="checkbox"/> No Association</p> <p>R) INSPECTION REPORT AVAILABLE</p> <p>1 <input type="checkbox"/> No</p> <p>2 <input type="checkbox"/> Yes</p> <p>S) LANDSCAPE</p> <p>1 <input type="checkbox"/> Irrigation System</p> <p>2 <input type="checkbox"/> No</p> <p>3 <input type="checkbox"/> Yes</p>	<p>T) LAUNDRY</p> <p>1 <input type="checkbox"/> Laundry Center</p> <p>2 <input type="checkbox"/> None</p> <p>3 <input type="checkbox"/> W/D Hookup</p> <p>4 <input type="checkbox"/> W/D Included</p> <p>U) LOT TYPE</p> <p>1 <input type="checkbox"/> Common Area</p> <p>2 <input type="checkbox"/> Cul-de-sac</p> <p>3 <input type="checkbox"/> Dimension Above</p> <p>4 <input type="checkbox"/> Irregular</p> <p>V) OTHER STATUS</p> <p>1 <input type="checkbox"/> 3rd Party Approval Rqd.</p> <p>2 <input type="checkbox"/> Foreclosure</p> <p>3 <input type="checkbox"/> Relocation</p> <p>4 <input type="checkbox"/> REO/Bank Owned</p> <p>5 <input type="checkbox"/> Short Sale</p> <p>6 <input type="checkbox"/> Other (Refer to Private Remarks)</p> <p>W) OUTBUILDINGS</p> <p>1 <input type="checkbox"/> Barn</p> <p>2 <input type="checkbox"/> Separate Shop</p> <p>3 <input type="checkbox"/> Shed</p> <p>4 <input type="checkbox"/> Other (Refer to Remarks)</p> <p>X) PATIO</p> <p>1 <input type="checkbox"/> Covered Deck</p> <p>2 <input type="checkbox"/> Covered Patio</p> <p>3 <input type="checkbox"/> Deck</p> <p>4 <input type="checkbox"/> Patio</p> <p>Y) PROPERTY AMENITIES</p> <p>1 <input type="checkbox"/> Business Center</p> <p>2 <input type="checkbox"/> Equestrian</p> <p>3 <input type="checkbox"/> Exercise Equipment</p> <p>4 <input type="checkbox"/> Golf</p> <p>5 <input type="checkbox"/> Rec Center</p> <p>6 <input type="checkbox"/> Swimming Pool</p> <p>7 <input type="checkbox"/> Tennis Court</p> <p>8 <input type="checkbox"/> Other (Refer to Remarks)</p> <p>Z) PROPERTY USE TYPE</p> <p>1 <input type="checkbox"/> Any Use--All of the Following</p> <p>2 <input type="checkbox"/> Business</p> <p>3 <input type="checkbox"/> Investment</p> <p>4 <input type="checkbox"/> Vacant/Owner-User</p> <p>ZA) RANGE FACILITY</p> <p>1 <input type="checkbox"/> Built-in</p> <p>2 <input type="checkbox"/> Convection</p> <p>3 <input type="checkbox"/> Downdraft</p> <p>4 <input type="checkbox"/> Electric</p> <p>5 <input type="checkbox"/> Gas</p> <p>6 <input type="checkbox"/> Microwave Included</p> <p>7 <input type="checkbox"/> None</p> <p>8 <input type="checkbox"/> Propane</p> <p>9 <input type="checkbox"/> Range Included</p> <p>ZB) REFRIGERATOR</p> <p>1 <input type="checkbox"/> Refrigerator Included</p>	<p>ZC) ROOF</p> <p>1 <input type="checkbox"/> Asbestos</p> <p>2 <input type="checkbox"/> Built-up</p> <p>3 <input type="checkbox"/> Composition</p> <p>4 <input type="checkbox"/> Metal or Aluminum</p> <p>5 <input type="checkbox"/> Shake</p> <p>6 <input type="checkbox"/> Shingle</p> <p>7 <input type="checkbox"/> Tar</p> <p>8 <input type="checkbox"/> Tile</p> <p>9 <input type="checkbox"/> Other (Refer to Remarks)</p> <p>ZD) RV/CAMPER PAD</p> <p>1 <input type="checkbox"/> Area/Room for Pad</p> <p>2 <input type="checkbox"/> Pad</p> <p>3 <input type="checkbox"/> RV Disposal</p> <p>ZE) SELLER TO DO 1031</p> <p>1 <input type="checkbox"/> No</p> <p>2 <input type="checkbox"/> Yes</p> <p>ZF) SEWER</p> <p>1 <input type="checkbox"/> City</p> <p>2 <input type="checkbox"/> Septic</p>	<p>ZG) SUITABLE FOR</p> <p>1 <input type="checkbox"/> Garden/Low-Rise</p> <p>2 <input type="checkbox"/> Government Subsidized</p> <p>3 <input type="checkbox"/> Mid/High Rise</p> <p>4 <input type="checkbox"/> Mobile/Man. Home Park</p> <p>ZL) SWIMMING POOL</p> <p>1 <input type="checkbox"/> Above-ground Pool</p> <p>2 <input type="checkbox"/> In-ground Pool</p> <p>3 <input type="checkbox"/> Hot Tub</p> <p>4 <input type="checkbox"/> Spa</p> <p>ZM) TERMS SELLER WILL CONSIDER</p> <p>1 <input type="checkbox"/> Assume Present Financing</p> <p>2 <input type="checkbox"/> Cash</p> <p>3 <input type="checkbox"/> Conventional</p> <p>4 <input type="checkbox"/> FHA</p> <p>5 <input type="checkbox"/> Federal Land Bank</p> <p>6 <input type="checkbox"/> Federal VA</p> <p>7 <input type="checkbox"/> First Trust Deed</p> <p>8 <input type="checkbox"/> Land Sales Contract</p> <p>9 <input type="checkbox"/> Lease Option</p> <p>10 <input type="checkbox"/> ODVA</p> <p>11 <input type="checkbox"/> Second Trust Deed</p> <p>12 <input type="checkbox"/> Trade</p> <p>ZN) UNIT TYPES</p> <p>1 <input type="checkbox"/> Flat</p> <p>2 <input type="checkbox"/> Loft</p> <p>3 <input type="checkbox"/> Townhome</p> <p>4 <input type="checkbox"/> Quad/Shared</p> <p>ZO) VIEW</p> <p>1 <input type="checkbox"/> Golf Course</p> <p>2 <input type="checkbox"/> Mountain</p> <p>3 <input type="checkbox"/> Territorial</p> <p>4 <input type="checkbox"/> Water Frontage</p> <p>ZP) WATER</p> <p>1 <input type="checkbox"/> City</p> <p>2 <input type="checkbox"/> Connected</p> <p>3 <input type="checkbox"/> Not Available</p> <p>4 <input type="checkbox"/> Possible</p> <p>5 <input type="checkbox"/> Private/Community/ Distr</p> <p>6 <input type="checkbox"/> Shared Well</p> <p>7 <input type="checkbox"/> Spring</p> <p>8 <input type="checkbox"/> Well</p> <p>ZQ) WATER HEATER</p> <p>1 <input type="checkbox"/> Electric</p> <p>2 <input type="checkbox"/> Gas</p> <p>3 <input type="checkbox"/> Propane</p> <p>4 <input type="checkbox"/> Solar</p> <p>5 <input type="checkbox"/> Other (Refer to Remarks)</p>
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***ZG) SHOWING INSTRUCTIONS**

1 24-hour Notice

2 Appointment Necessary

3 Beware of Pets

4 Call Listing Broker

5 Call Listing Office

6 Courtesy Call/Show

7 Key at Listing Office

8 Key Box

9 Refer to Private Remarks

10 Upon Accepted Offer

11 To Be Built

12 Vacant

Listing Broker Signature _____	Date _____	Owner/Authorized Signer _____	Date _____
Principal Initials: _____	Date: _____	Owner/Authorized Signer _____	Date _____

Address	Owner Name	MLS #
City	State OR Zip	Price \$

Seller has granted Listing Broker the Exclusive Right to Sell or exchange the property described on the attached listing profile (the "Subject Property"). Listing Broker is a member of the Willamette Valley Multiple Listing Service ("WVMLS") and must submit this listing to WVMLS unless a signed certification form is attached requesting this listing not be submitted to WVMLS. As a condition of WVMLS permitting entry of this listing into the WVMLS system, Seller acknowledges and assents to all the following:

- Members of WVMLS may act as Buyer's agents in procuring or attempting to procure a Buyer for the Subject Property.
- Seller warrants that the listing data provided by Seller is accurate. Seller agrees to defend Listing Broker and its salespeople, agents, representatives, and employees, and all members of WVMLS and WVMLS itself and to pay all costs of defense and to pay any judgment entered against any of them and to hold all of them completely harmless if any information in the listing contract, profile sheets or any Sellers Property Disclosure Statement issued by Seller is inaccurate or incomplete or if Seller has not completely and accurately disclosed all defects in the property.
- Seller understands that Listing Broker and all members of WVMLS will rely on the accuracy of the listing data in this document in providing their service to Seller.
- Seller acknowledges that WVMLS will release data about the Subject Property to other members of WVMLS and to the public. In Seller's opinion, none of this information, including any post-closing sales data and concession information if any, is confidential, and Seller approves its dissemination. WVMLS shall retain and make available all such data and photographs to all its participants (real estate brokers, appraisers, and affiliated professionals) for an indefinite period. WVMLS will electronically transmit information about the Subject Property to Internet web sites to aid in marketing the property for sale. At the request of Listing Broker, WVMLS will include the address of the Seller's property in transmissions of data to web sites.
- Under no circumstances will WVMLS permit data about the Subject Property to be deleted from WVMLS's systems in order to conceal any information, including information that the property was listed for a period of time by another broker or brokers.
- All information, including any photos, submitted to WVMLS ("listing data") becomes the property of WVMLS.
- Seller understands that WVMLS assumes no responsibility or liability to Seller for errors or omissions in the WVMLS systems.
- Listing Broker's use of WVMLS's systems is subject to the duties imposed on Listing Broker by the rules and regulations of WVMLS; Seller consents to Listing Broker carrying out all tasks necessary to comply with these rules and regulations. Listing Broker is required to promptly provide information to WVMLS about any change in status or price of the Seller's listing. If the Seller's property is sold, the Broker must report to WVMLS the price and terms of the sale. Neither the Seller nor any prospective Buyer of the property can alter the Broker's responsibility to report all such data to WVMLS by agreement.
- Although WVMLS provides a lockbox service, Seller acknowledges that electronic lockboxes are not security devices but instead are aids to access properties for marketing purposes. Seller acknowledges that Listing Broker has informed Seller of the risks associated with having a lockbox on the Subject Property.
- Listing Broker and WVMLS comply at all times with Federal, State, and local fair housing laws, and Seller hereby consents to the revision of information about the Subject Property in the WVMLS system to the extent necessary in WVMLS's judgment to comply with these and all other laws.

Seller and Listing Broker acknowledge that only pp. 1 - 3 of WVMLS's standard listing form is required for submission to WVMLS. Seller and Listing Broker are free to use Exclusive Right to Sell contract provided by WVMLS (p. 4 of the listing agreement) or to enter in any agreement negotiated between them, provided an executed copy of any contract between them is retained by the Listing Broker for the period set out in the WVMLS rules and applicable law.

_____ Signature of Listing Broker	_____ Date	_____ Owner/Authorized Signer	_____ Date
_____ Listing Broker Firm Name		_____ Owner/Authorized Signer	_____ Date
_____ Listing Broker Address	_____ City	_____ Owner/Authorized Signer Address	_____ City
_____ Principal Broker Initials:	_____ Date:		



Address	Owner Name	MLS #
City	State OR Zip	Price \$

1 For value received, Seller Grants Listing Broker the Exclusive Right to sell or exchange the property described on the attached listing profile
 2 (the "Subject Property") at the price and terms noted therein. Listing Broker agrees to put forth its best efforts to secure a Buyer and effect a sale for
 3 Seller. If Seller has so indicated on the form entitled Disclosure Regarding Agency Relationships, of which Seller hereby acknowledges receiving a
 4 copy, Listing Broker may also act in a disclosed limited agency capacity in accordance with that Disclosure. Seller understands that this contract is
 5 an Exclusive Right to Sell Listing Agreement and that if anyone finds a Buyer for the Subject Property, INCLUDING SELLER, Seller must pay a
 6 commission to Listing Broker. Seller's Initials: _____

7 Seller agrees to pay Listing Broker, in cash at closing, a commission equal in amount to \$_____ or _____% of the selling price of
 8 the Subject Property in the event of one of the following: a closing occurs on an offer Seller accepts from a Buyer for any price and terms Seller
 9 accepts, OR Seller accepts a Buyer's offer but the transaction does not close because of Seller's failure or refusal to close, OR any sale, exchange
 10 or conveyance of the Subject Property occurs during the term of this contract, OR Listing Broker places Seller in contact with a Buyer to whom
 11 Seller sells or conveys the property within 90 days after the termination of this agreement without representation of another real estate broker. In
 12 case of exchange, Seller has no objection to Listing Broker representing and accepting compensation from Seller in addition to other parties to the
 13 exchange. Seller authorizes Listing Broker to accept a deposit on the purchase price. Seller further allows Listing Broker a reasonable time after
 14 termination or expiration of this contract to close any transaction on which earnest money is then deposited. If following the expiration or
 15 termination of this agreement, Seller lists the Subject Property for sale with another real estate broker, to the extent the commission stated in this
 16 agreement would result in Seller's liability for more than one brokerage fee, the Seller is excused from paying Listing Broker's commission.

17 Seller warrants that Seller has the legal right and capacity to sell and convey the Subject Property, that the listing data provided by Seller is
 18 accurate and that the Subject Property is free of encumbrances except as set out in documents of record (except for real property taxes for the
 19 current fiscal year, which are to be prorated.) Seller agrees to furnish the Buyer a good and sufficient conveyance and to furnish a standard owner's
 20 title insurance policy at closing in the amount of the purchase price. The policy will show good and marketable title to the property and Seller's right
 21 to convey the property. Seller represents that there are no agreements with Listing Broker or anyone else that pertain to a sale of the Subject
 22 Property that are not disclosed in this contract.

23 Seller authorizes Listing Broker to submit this listing to the Willamette Valley Multiple Listing Service ("WVMLS") unless a signed
 24 certification form is attached requesting this listing not be submitted to WVMLS. In Seller's opinion, none of this listing data, including post-closing
 25 sales data and concessions information if any, is confidential and Seller approves its dissemination. Members of WVMLS may act as Buyer's
 26 agents in procuring or attempting to procure a Buyer under the terms of this contract. Seller authorizes Listing Broker and its customers, WVMLS
 27 members and their customers, and inspectors hired by a prospective Buyer to enter any part of the Subject Property to inspect it at any reasonable
 28 time in accordance with the showing instructions on page 2 of the listing profile.

29 Seller agrees to defend Listing Broker and its salespeople, agents, representatives, and employees and to pay all costs of defense and to
 30 pay any judgment entered against any of them and to hold all of them completely harmless if any information in this contract or any Sellers Property
 31 Disclosure Statement issued by Seller is inaccurate or incomplete or if Seller has not completely and accurately disclosed all defects in the
 32 property.

33 Any dispute or claim that arises out of or that relates to this agreement or the services to be rendered under it shall be resolved by
 34 arbitration in accordance with the then effective arbitration rules of Arbitration Service of Portland, Inc. Any claim hereunder shall be filed with the
 35 Arbitration Service of Portland and held in the county where the property is located. Judgment upon the award rendered pursuant to such
 36 arbitration may be entered in any court having jurisdiction, and Seller agrees to pay such reasonable attorney fees and costs as the arbitrator may
 37 award in the arbitration and as a court (including any appellate court) may award in any hearing on any petition relating to a request to stay the
 38 arbitration, to enjoin litigation, or to confirm, modify, or vacate the arbitration award.

39 In the event earnest money or additional earnest money is received and thereafter forfeited, after deducting all costs incurred by the Broker
 40 on behalf of the Seller, the forfeited earnest money and additional earnest money shall be dispersed _____% to Seller and _____% to
 41 Listing Broker to the extent of the Broker's commission with residue to Seller. Sellers Initials: _____

42 If this contract is withdrawn from WVMLS, or Seller withdraws the authority given to Broker herein, Seller agrees to pay Broker the full
 43 commission set forth in line 7 above.

44 This agreement accepted on _____, 20____. Agreement expires on _____, 20____.

46 **THIS IS A LEGALLY BINDING CONTRACT WHEN EXECUTED BY ALL PARTIES. IF YOU DO NOT UNDERSTAND IT, YOU SHOULD**
 47 **CONSULT A LAWYER BEFORE SIGNING IT.**

Signature of Listing Broker

Date

Owner/Authorized Signer

Date

Listing Broker Firm Name

Owner/Authorized Signer

Date

Listing Broker Address

City

Owner/Authorized Signer Address

City

Principal Broker Initials: _____

Date: _____

