



1% Rebate Option - Agreement

Thank you for the opportunity to be of service.

Most seller paid commissions are 2.5%, but some are 2% and possibly lower.

Our minimum commission is 1.5% of the purchase agreement price or \$8,500, whichever is greater. The purchase agreement price is not necessarily the final sales price due to a possible price reduction during escrow.

We agree to credit all of the remaining commission toward your lender allowed closing costs and/or as a reduction to the sales price. This credit will occur within escrow, except for cash purchases which may be after escrow closes.

If any of the following occur, each item will increase our commission by $\frac{1}{4}$ % (minimum \$2,000) of the purchase agreement price:

1. Your offer is accepted, but the agreement is later canceled.
2. We show you more than 10 properties.
3. Six or more offers for different properties are prepared on your behalf without a corresponding purchase.

Number of Offers	Increased Commission
1 - 5	None
6 - 10	+ $\frac{1}{4}$ % (minimum \$2,000)
11 - 15	+ $\frac{1}{2}$ % (minimum \$4,000)
16 - 20	+ $\frac{3}{4}$ % (minimum \$6,000)

Thank you for the opportunity to be of service and we welcome your feedback.

1% Broker

Buyer #1

Buyer #2