

Buyer Brokerage Offer of Compensation

1. Broker Fees and Compensation: *Broker fees and the sharing of fees between brokerages are not fixed, controlled, recommended, suggested, or maintained by any Association of REALTORS®, listing service, or government entity.*

2. Seller's Contribution to Buyer Brokerage: The Seller has agreed to offer the following amount to Buyer's Brokerage to satisfy the Buyer Brokerage Agreement (if none, state "none").

_____ % of purchase price;
 \$_____;
 to be determined upon receipt of offer from Buyer, not to exceed _____ % or \$ _____
 none;
 other: _____

3. Balance of Compensation: The difference between the amount of Seller's Offer for Buyer Brokerage compensation and the amount agreed upon between Buyer and their Brokerage shall be addressed as follows:

- **Deficit:** if the Seller's Offer is LESS than Buyer Brokerage Agreement amount, Buyer shall be obligated to pay the remainder of the amount agreed upon or renegotiate the terms of said agreement.
- **Credit:** if Seller's Offer of Buyer Brokerage compensation is MORE than previously requested in Buyer Brokerage Agreement, the difference shall be:
 - credited towards Buyer's obligations at closing
 - any amount not approved by Buyer's lender shall be:
 - applied as a reduction in the purchase price
 - credited to Seller if neither above option allowed by Buyer's Lender

4. Incorporation into Purchase Agreement: This Compensation Agreement shall become an integral part of the Purchase Agreement dated _____ and will be enforceable as such between the parties.

Seller's Signature / Date

Buyer's Signature / Date

Seller's Signature / Date

Buyer's Signature / Date

Listing Brokerage Representative / Date

Buyer's Brokerage Representative / Date