

SHOWING AGREEMENT

This Showing Agreement ("Agreement") is by and between _____ ("Broker") and _____ ("Buyer") concerning real property located in the following area and/or addresses: _____ ("Location")

1. Purpose of Agreement.

- (a) The sole purpose of this Agreement is for Broker to: (i) consult with Buyer regarding specific properties; and (ii) assist Buyer in locating properties, and (iii) show Buyer properties all within the Location. These activities collectively constitute the "Showing Services."
- (b) In connection with providing the Showing Services, Broker shall adhere to any and all duties required under La. R.S. 9:3891, *et seq.*
- (c) Buyer and Broker agree that they are entering into a non-exclusive agency relationship.

2. Buyer's Acknowledgement.

- (a) _____ I am not currently in communication or in an agency relationship with another agent or brokerage firm
_____ I have not signed a one-time showing or limited duration agreement with any other agent or brokerage firm. (If so, include the address for each property covered by such agreement(s). _____)
- (b) Buyer acknowledges and accepts that Broker designates _____ as "Designated Agent" as that term and duties are defined by and set forth in La. R.S. 9:3891, *et seq.*

3. Duration of Agreement.

This Agreement is entered into on _____, 20____, and it shall expire on _____, 20____ at 11:59 p.m.

4. Compensation for Showing Services.

- (a) Buyer shall owe Broker \$ _____ for Showing Services. All payments should be made payable to _____ (Brokerage) in the form of _____ and are due prior to showing services.
- (b) Broker shall not receive compensation and/or fee for the Showing Services from any source that exceeds the amount or rate agreed to in this Agreement.
- (c) If Broker is going to provide Buyer with brokerage services beyond the Showing Services, Buyer and Broker will enter into a separate agreement for such additional brokerage services.

BROKER'S COMPENSATION (i.e. – FEES, COMMISSIONS, AND/OR BONUSES) IS FULLY NEGOTIABLE AND IS NOT FIXED, CONTROLLED, RECOMMENDED, OR SUGGESTED BY LAW OR ANY MULTIPLE LISTING SERVICE OR ASSOCIATION OF REALTORS®.

5. Equal Opportunity.

Properties shall be shown and be made available to Buyer without regard to race, color, religion, sex (including sexual orientation and gender identity), disability, familial status, national origin, and as may be required by other local, state or federal anti-discrimination laws or regulations.

Executed by Buyer this _____ day of _____, 20____.

Buyer (Print)

Buyer (Signature)

Buyer (Print)

Buyer (Signature)

Executed by Buyer this _____ day of _____, 20____.

Broker (Print)

Broker (Signature)

Designated Agent (Print)

Designated Agent (Signature)