

Amendment to the Residential Listing and Marketing Agreement

(This is a legally binding contract; if not understood, seek competent advice before signing.)

This Amendment is made on _____, to the Residential Listing and Marketing Agreement dated _____ ("Listing Agreement") between _____ ("Seller") and _____ ("Broker"), wherein Seller appointed Broker as its sole and exclusive listing agent for property as described as _____ ("Property").

The purpose of this Amendment is to modify certain provisions of the Listing Agreement, as specified below. Except for those terms expressly modified herein, this Amendment shall not alter, modify, or change the Listing Agreement in any other terms.

Parties agree to modify the Listing Agreement as follows: **(check all that apply)**

TERMS

_____ Listing Price \$ _____
_____ Extend the Listing Period to _____;
_____ Broker shall enter/reenter the listing information into MLS on _____
_____ Other _____

STATUS *(select one)*

_____ **Hold (Temporarily Off Market):** Seller instructs Broker to temporarily suspend the marketing and showings of the Property effective _____. Seller understands the Broker will NOT market the Property, allow showings, or have a For Sale sign in the yard of the Property. Attach executed Hold form.

_____ **Active:** Seller instructs Broker to make the property available to accept offers and allow showings of the Property effective _____.

_____ **Withdrawn:** Seller instructs the Broker to suspend the marketing and showings of the Property effective _____. Seller understands the Broker will NOT market the Property, allow showings, or have a For Sale sign in the yard of the Property. Seller is acknowledging that they are still under a listing agreement with the Broker but do not have any intent to return the Property to market.

VISIBILITY *(select one)*

_____ **Office Exclusive:** Seller instructs the Broker to only market the Property to the agent(s) in the Broker's Firm effective _____. Seller understands the Property will not be disseminated to real estate agents and brokers outside the listing office that subscribes to ROAM MLS services and their buyer clients, the general public, or any third-party website that receives property listings from MLS.

_____ **All member visibility:** Seller instructs Broker to market the Property to all ROAM MLS subscribers and any third-party website syndication allowed by the MLS effective _____.

This AMENDMENT TO THE LISTING AND MARKETING AGREEMENT is amended by the undersigned Broker, Designated Agent, and Seller effective as of the date of the last signature set forth below.

Seller's Signature Date/Time

Seller's Signature Date/Time

Listing Broker's Signature Date/Time

Designated Agent's Signature Date/Time