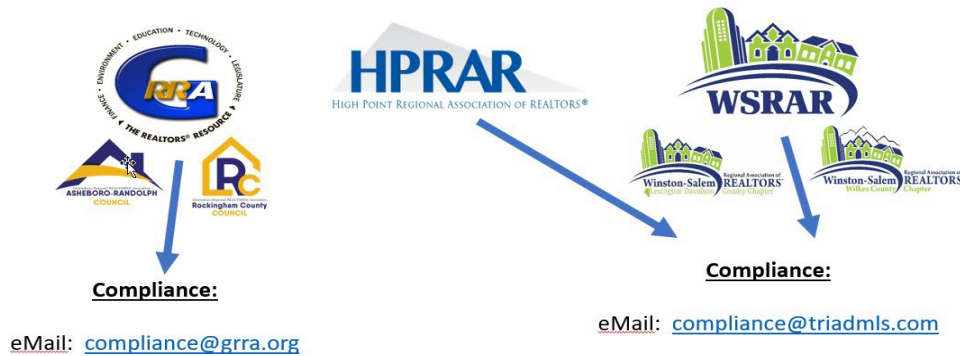


Submit to appropriate compliance address listed below:



This **Office Exclusive Seller Authorization** is an addition to the listing agreement between the Seller(s) and the Listing Brokerage identified below. **This addendum must be executed and submitted to the appropriate Compliance Department within one (1) business day of the Marketing Date on Listing Agreement. Failure to do so will result in a Category II violation of Clear Cooperation and may result in a fine.** (If member of GRRR, submit to compliance@grra.org. If a member of HPRAR or WSRAR, submit to compliance@triadmls.com.)

The National Association of REALTORS® Clear Cooperation Policy 8.0:

Section 1.01 – Clear Cooperation

*Within one (1) business day of marketing a property to the public, the listing broker must submit the listing to the MLS for cooperation with other MLS participants. Public marketing means engaging in any one of more of the following: flyers displayed in windows, yard signs, digital marketing on public facing websites, brokeragewebsite displays (including IDX and VOW), digital communications marketing (email blasts), multi- brokerage listing sharing networks, applications available to the general public, cooperating with other brokerages, or any substantively similar activity. (Adopted 11/19) **Note:** Exclusive listing information for required property types must be filed and distributed to other MLS Participants for cooperation under the Clear Cooperation Policy. This applies to listings filed under Section 1 and listings exempt from distribution under Section 1.3 of the NAR model MLS rules if it is being publicly marketed, and any other situation where the listing broker is publicly marketing an exclusive listing that is required to be filed with the service and is not currently available to other MLS Participants.*

Triad MLS Rules Section 1.4 Exempted (Office Exclusive) Listings:

If a valid listing agreement exists between the listing broker and seller, and seller refuses to permit a listing of an otherwise eligible type to be disseminated by the Service, the Participant may then take the listing ("office exclusive") and such listing shall be filed with the Service, but not disseminated to other participants. Filing of this listing should be accompanied by a certification (Office Exclusive Addendum or substantially similar) signed by seller that he/she does not desire the listing to be disseminated by the Service. Upon demand, the Board of Directors of each Shareholder or of those Associations of REALTORS® who subscribe to the Service, or Triad MLS shall have the right to review the original listing contract.

Note: *If the Participant publicly markets the listing, it is subject to Section 1.01, Clear Cooperation, and the MLS Participant must distribute the listing within one (1) business day of the public marketing.*

"Office exclusive" listings are an important option for sellers concerned about privacy and wide exposure of their property being for sale. In an office exclusive listing, direct promotion of the listing between the brokers

and licensees affiliated with the listing brokerage, and one-to-one promotion between these licensees and their clients, is not considered public advertising.

Common examples include divorce situations and celebrity clients. It allows the listing broker to market a property among the brokers and licensees affiliated with the listing brokerage. If office exclusive listings are displayed or advertised to the general public, however, those listings must also be submitted to the MLS for cooperation.

By signing this addendum, Seller(s) are acknowledging:

1) A fully executed Listing Agreement was signed with a marketing date of:	____/____/____ MM DD Year
2) Seller(s) acknowledge Listing Firm cannot offer any Public Marketing on an Office Exclusive Listing. The only marketing efforts can be within the Listing Firm. Upon any Public Marketing, Listing Firm is required to submit the listing to Triad Multiple Listing Service offering cooperation.	_____ Seller(s) initials
3) Seller(s) acknowledges that upon the close of the sale, the property may be entered into the Multiple Listing Service for comparable purposes.	_____ Seller(s) initials

Seller acknowledges and accepts the consequences of limiting the exposure to the market and withholding the property from being actively marketed in the Multiple Listing Service offering cooperation. (*****Except as permitted in item 3 above.***)

Property Address

Seller Signature(s)

Date

Listing Agent (Print Name)

Date

Listing Agent Signature

Date

Head Broker (Print Name)

Date

Head Broker Signature

Date

Listing Brokerage (Print)