



Buyers Agency Agreement access to SlicedProp Software

This Buyer's Agency Agreement is made this day _____ between ShopProp Inc. and _____ ("Buyer").

1. **AGENCY.** This Agreement creates an agency relationship with the Selling Broker(ShopProp Inc.) and any of Firm's agents. This agreement creates a sole and exclusive agency relationship with regard to buying properties that have been listed in the SlicedProp software, where SlicedProp has provided research, analysis on the property and during the time the buyer had access to the SlicedProp Software.
2. **AREA.** Selling Broker will allow customer to use the SlicedProp software for searching and buying real property in Washington and California.
3. **TERM OF AGREEMENT.** This Agreement will expire 60 days after the buyer sends via email or regular mail a cancellation of this agreement.
4. **NO WARRANTIES OR REPRESENTATIONS.** Although the firm makes a good faith effort to insure data is correct, the Firm makes no warranties or representations regarding the value of or suitability of any property for Buyer's purposes. Buyer agrees to be responsible for making all inspection and investigations necessary to satisfy Buyer as to the property's suitability. All data available including research are for informational purposes only and the firm makes no warranties or representations regarding the research or information. The Firm makes no warranties or a representation regarding title, liens, and taxes regarding any property that is bought through is available thru the SlicedProp software.
5. **INSPECTIONS.** Firm recommends inspection and the buyer is aware that inspections on Foreclosed properties are limited. In most cases the properties have not been able to be inspected on the inside and have not been certified by a qualified inspector. Inspections on foreclosed properties in particular are most of the time limited to simply driving by the property.
6. **TITLE.** Firm makes no warranties or representations regarding the title of the property. Although the firm will try to establish what lien position is being foreclosed it IS NOT a full title report and IS NOT covered by title insurance. There is the possibility the customer could be buying a second, third or fourth lien position.
7. **COMPENSATION.** In the event the buyer does purchase a property that was listed in the SlicedProp software and where SlicedProp provided research and analysis on the property during the time the Buyer had access to the SlicedProp software, the Buyer shall pay Firm compensation as follows: 2% of the purchase price due upon purchasing the property.
8. **EXCLUSIVE.** If Buyer or any company, LLC or associate where buyer receives potential profit, during the course of this Agreement, purchases a property that was listed on the SlicedProp

software and where SlicedProp provided research and analysis, then buyer shall pay to Firm the compensation provided for Herein. If Buyer shall within 60 days after expiration or termination of this Agreement, purchases a property that was listed on the SlicedProp software and where SlicedProp provided research and analysis, then Buyer shall pay to Firm the compensation provided to herein.

9. ATTORNEYS FEES. In the event of a suit concerning this agreement, the Buyer agrees to pay for any court costs and reasonable attorneys fees that Firm has occurred in trying to collect commission from buyer or defend other claims brought about by buyer.
10. Additional fees. If the buyer chooses to have us bid and buy for them at auction with our preferred lenders capital the buyer will incur the following fees:
 - A. Same day/next day payoff=\$1,000
 - B. Up to 6 month loan = 2% plus 12% per year and normal closing costs.

Buyer has read and approved this agreement and hereby acknowledges receipt of a copy.

Buyer	Date	ShopProp
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Buyer	Date
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City, State, Zip