



BUYER AGENCY ADDENDUM TO THE ~~AUTHORIZED~~ BUY & SELL AGREEMENT
OF THE GREATER KALAMAZOO ASSOCIATION OF REALTORS®
(DESIGNATED AGENCY OFFICE POLICY)



Form#: _____

This Addendum is attached to and made part of Buy & Sell Agreement # _____ between the undersigned parties dated _____, covering The Property commonly known as _____

THE PROVISIONS OF THIS ADDENDUM CHECKED BELOW SUPERSEDE ANYTHING IN THE ABOVE REFERENCED BUY & SELL AGREEMENT ("THE AGREEMENT") TO THE CONTRARY. BUYER AND SELLER AGREE THAT PAYMENT OF BROKERAGE FEES SHALL NOT AFFECT THE AGENCY RELATIONSHIPS AS DISCLOSED BELOW (CHECK ONLY 1 BELOW):

☐ **SINGLE AGENCY (CO-OP TRANSACTION)**

AGENCY DISCLOSURE:

1. Selling Licensee and Selling Broker are agents for Buyer; Selling Licensee and Selling Broker do not represent Seller.
2. Listing Licensee and Listing Broker are agents for Seller; Listing Licensee and Listing Broker do not represent Buyer.
3. Buyer and Seller have received and read the roles and responsibilities of Buyer's Agents and Seller's Agents as described in the REAL ESTATE AGENCY DISCLOSURE OF THE GREATER KALAMAZOO ASSOCIATION OF REALTORS®.
4. Selling Broker has specifically rejected the position of subagent to Listing Broker on this property.

FEE: To help satisfy Buyer's obligation to Selling Broker, Seller agrees to pay Broker \$ _____ (US Funds) plus _____ (%) percent of the purchase price, plus \$ _____ (US Funds) or \$ _____ (US Funds). If the above fee differs from the amount offered through the MLS, Seller is advised to consult with Listing Broker to determine the effect prior to signing this Addendum. Seller agrees that the fee has been included in the purchase price and shall be distributed from Seller's proceeds to Selling Broker at closing.

☐ **DUAL AGENCY (IN-HOUSE TRANSACTION WHERE BUYER AND SELLER ARE REPRESENTED BY SEPARATE LICENSEES)**

AGENCY DISCLOSURE:

1. _____ (Licensee) represents Buyer as Buyer's Designated Agent. Said Designated Buyer's Agent does not represent Seller.
2. _____ (Licensee) represents Seller as Seller's Designated Agent. Said Designated Seller's Agent does not represent Buyer.
3. Broker and any named Supervisory Broker(s) represent both Buyer and Seller as Disclosed Dual Agents.
4. Buyer and Seller have received and read the roles and responsibilities of Designated Agents and Disclosed Dual Agents as described in the REAL ESTATE AGENCY DISCLOSURE OF THE GREATER KALAMAZOO ASSOCIATION OF REALTORS®.

FEE: To help satisfy Buyer's obligation to Broker, Seller agrees to pay Broker \$ _____ (US Funds) plus _____ (%) percent of the purchase price, plus \$ _____ (US Funds) or \$ _____ (US Funds). Unless amended in writing, said selling fee paid on behalf of Buyer shall be credited toward the brokerage fee owed Broker pursuant to the Listing Agreement between Seller and Broker.

☐ **DUAL AGENCY (IN-HOUSE TRANSACTION WHERE BUYER AND SELLER ARE REPRESENTED BY THE SAME LICENSEE)**

AGENCY DISCLOSURE:

1. _____ (Licensee), Broker and named Supervisory Broker(s) are agents for both Buyer and Seller in this transaction.
2. Buyer and Seller have received and read the roles and responsibilities of Disclosed Dual Agents as described in the REAL ESTATE AGENCY DISCLOSURE OF THE GREATER KALAMAZOO ASSOCIATION OF REALTORS®.

FEE: To help satisfy Buyer's obligation to Broker, Seller agrees to pay Broker \$ _____ (US Funds) plus _____ (%) percent of the purchase price, plus \$ _____ (US Funds) or \$ _____ (US Funds). Unless amended in writing, said selling fee paid on behalf of Buyer shall be credited toward the brokerage fee owed Broker pursuant to the Listing Agreement between Seller and Broker.

OTHER TERMS: _____

Date: _____ Buyer: _____ Date: _____ Seller: _____
Date: _____

Date: _____ Buyer: _____ Date: _____ Seller: _____
~~Date: _____~~