# COASTALPRE-SHOWING COMPENSATION AGREEMENT

DATE:	Aug 09, 2024



RE: Property located at		REALTY	DATE:	Aug 09, 2024	Georgia REALTORS
For and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned Seller and/or Seller's Broker, depending on who is paying the compensation to the Buyer's Broker, hereby confirms to Buyer's Broker the compensation for professional brokerage services ("Compensation") to which Buyer's Broker shall be entitled in the event the buyer with whom Buyer's Broker is working with or representing (and who will be identified in any offer made by such buyer through Buyer's Broker) contracts to purchase and closes on the Property. Such Compensation shall be paid to Buyer's Broker by the party identified below at the Closing of such transaction. The Agreement is contingent upon the offer to purchase that is made through the Buyer's Broker working with or representing the Buyer being delivered to Seller's Broker within180 days of the above-referenced date. The offer of Compensation shall expire if no offer to purchase the property is made within this time frame and this Pre-Showing Compensation Agreement is not otherwise extended by agreement of the Buyer's Broker and the party or Broker paying the Compensation.  1. Compensation Being Offered to Buyer's Broker.  A. The Compensation Being Offered to Buyer's Broker shall be paid to Buyer's Broker at the closing of the purchase and sale contract as follows: [Select one. The boxes not checked shall not be a part of this Agreement.]  Seller (in addition to the Compensation Seller is paying to Seller's Broker)  Seller and Seller's Broker as set forth in the "other' section above.  2. General.  A. Neither Broker shall have a claim for Compensation against the other in the event a closing does not occur.  B. Buyer's Broker and all other parties and Brokers signing this Agreement shall have the right to rely on this offer of Compensation set forth herein as a binding offer that cannot be changed by Seller or Seller's Broker is working or representing during the term of this Agre	***				2024 Printing
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<ul> <li>Ā. The Compensation being offered to Buyer's Broker shall be paid to Buyer's Broker at the closing of the purchase and sale contract as follows: [Select one. The boxes not checked shall not be a part of this Agreement.]</li> <li>✓ 2.5</li></ul>	acknot confir in the throu identi Broke of Co Agree	owledged, the undersigned Soms to Buyer's Broker the come event the buyer with whom Eigh Buyer's Broker) contracts fied below at the Closing of some working with or representing ompensation shall expire if nement is not otherwise extended.	eller and/or Seller's Bapensation for profess Buyer's Broker is work to purchase and close uch transaction. The A g the Buyer being deli o offer to purchase t ded by agreement of	roker, depending on who is paying ional brokerage services ("Compering with or representing (and who was on the Property. Such Compensagreement is contingent upon the or wered to Seller's Broker within 18 the property is made within this tire.	the compensation to the Buyer's Broker, hereby insation") to which Buyer's Broker shall be entitled will be identified in any offer made by such buyer ation shall be paid to Buyer's Broker by the party iffer to purchase that is made through the Buyer's days of the above-referenced date. The offer me frame and this Pre-Showing Compensation
B. The above-referenced Compensation shall be paid by: [Select one. The boxes not checked shall not be a part of this Agreement.]  Seller (in addition to the Compensation Seller is paying to Seller's Broker)  Seller's Broker (out of the Compensation Seller is paying to Seller's Broker)  Seller and Seller's Broker as set forth in the "other" section above.  2. General.  A. Neither Broker shall have a claim for Compensation against the other in the event a closing does not occur.  B. Buyer's Broker and all other parties and Brokers signing this Agreement shall have the right to rely on this offer of Compensation set forth herein as a binding offer that cannot be changed by Seller or Seller's Broker without the written permission of Buyer's Broker once the Property is shown by Buyer's Broker to the buyer with whom Buyer's Broker is working or representing during the term of this Agreement.  C. This Pre-Showing Compensation Agreement shall not modify or amend any separate agreement regarding Buyer's Broker's Compensation between Buyer's Broker and the buyer.  D. If Buyer's Broker has a previous agreement with Seller and/or Seller's Broker regarding Buyer's Broker's Compensation related to the purchase and sale of the Property, this Pre-Showing Compensation Agreement shall modify and amend such agreement.  E. Buyer's Broker and all other parties signing this Agreement shall have all remedies available at law or in equity in the event this Pre-Showing Agreement is breached.	1. <u>C.</u>	The Compensation being of follows: [Select one. The bo	fered to Buyer's Broke oxes not checked sha 2.5	II not be a part of this Agreement.]% of the purchase pric	e;
<ul> <li>Seller (in addition to the Compensation Seller is paying to Seller's Broker)</li> <li>✓ Seller's Broker (out of the Compensation Seller is paying to Seller's Broker)</li> <li>Seller and Seller's Broker as set forth in the "other" section above.</li> <li>2. General.         <ul> <li>A. Neither Broker shall have a claim for Compensation against the other in the event a closing does not occur.</li> <li>B. Buyer's Broker and all other parties and Brokers signing this Agreement shall have the right to rely on this offer of Compensation set forth herein as a binding offer that cannot be changed by Seller or Seller's Broker without the written permission of Buyer's Broker once the Property is shown by Buyer's Broker to the buyer with whom Buyer's Broker is working or representing during the term of this Agreement.</li> <li>C. This Pre-Showing Compensation Agreement shall not modify or amend any separate agreement regarding Buyer's Broker's Compensation between Buyer's Broker and the buyer.</li> <li>D. If Buyer's Broker has a previous agreement with Seller and/or Seller's Broker regarding Buyer's Broker's Compensation related to the purchase and sale of the Property, this Pre-Showing Compensation Agreement shall modify and amend such agreement.</li> <li>E. Buyer's Broker and all other parties signing this Agreement shall have all remedies available at law or in equity in the event this Pre-Showing Agreement is breached.</li> </ul> </li> </ul>					, (other)
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made through the Buyer's Broker. <b>G.</b> If the Compensation being offered to Buyer's Broker is more than Buyer's Broker is permitted to accept, and the buyer does not	A.B.	<ul> <li>Neither Broker shall have a</li> <li>Buyer's Broker and all other forth herein as a binding offer the Property is shown by B Agreement.</li> <li>This Pre-Showing Comper Compensation between Bu</li> <li>If Buyer's Broker has a prevent purchase and sale of the Plant Buyer's Broker and all other Showing Agreement is breat The offer of Compensation made through the Buyer's Element is breat the properties of the Buyer's Element is breat the Buyer</li></ul>	r parties and Brokers are that cannot be chan uyer's Broker to the bus ation Agreement syer's Broker and the lious agreement with Stroperty, this Pre-Show parties signing this Alached.  made herein shall on Broker.	signing this Agreement shall have to ged by Seller or Seller's Broker with ouyer with whom Buyer's Broker is shall not modify or amend any secuyer. Seller and/or Seller's Broker regardiving Compensation Agreement shall have all remedies all apply if the offer to purchase the	the right to rely on this offer of Compensation set nout the written permission of Buyer's Broker once working or representing during the term of this eparate agreement regarding Buyer's Broker's ling Buyer's Broker's Compensation related to the all modify and amend such agreement. available at law or in equity in the event this Pre-

Compensation Buyer's Broker is permitted to accept. H. Any licensee signing this Agreement on behalf of their Broker warrants that they have full authority to sign on behalf of and bind the Broker to this Pre-Compensation Agreement.

I. For the transaction involving the parties and Broker(s) herein, this Pre-Showing Compensation Agreement shall modify any previous compensation agreement entered into by the Seller and Seller's Broker - if they both sign this Agreement.

Valerie Ellers THIS FORM IS COPYRIGHTED AND MAY ONLY BE USED IN REAL ESTATE TRANSACTIONS IN WHICH IS INVOLVED AS A REAL ESTATE LICENSEE. UNAUTHORIZED USE OF THE FORM MAY RESULT IN LEGAL SANCTIONS BEING BROUGHT AGAINST THE USER AND SHOULD BE REPORTED TO THE GEORGIA ASSOCIATION OF REALTORS® AT (770) 451-1831.

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SPECIAL STIPULATIONS: The following shall control:	g Special Stipulations, if confl	icting with any preceding paragr	aph or any exhibit or addendum hereto	
Additional Special Stipulations (F2	246) are attached.			
			l Roots Realty	
Buyer Broker		Seller Broker	BM-SIGNED.	
December 1 - 1 - 1 - 1	. <del></del>	Valerie Cl	Aug 09, 2024	
Buyer Broker's (or authorized representative's) Signature	Date	Seller Broker's (or authori representative's) Signatur		
Broker's Phone#		Broker's Phone#	912-205-2140	
Broker's FAX#		Broker's FAX#		
BIORCI 3 1 7 VAII		BIORCI 3 1700#		
REALTOR® Membership		CCCBOR / GIAR / NEFAR REALTOR® Membership		
TENETONO Monisoromp		REAL FORCE Monisoromp		
If Seller is paying Buyer's Broker Compete the Compensation to be made by Seller. HEREIN TO BUYER'S BROKER IS BEILD BOTTON OF THE SELLEN SELLE	SELLER DOES NOT NEED 7	TO SIGN THIS AGREEMENT IF	t to confirm Seller's agreement to pay FALL COMPENSATION TO BE PAID	
Bethany Stillwell	Aug 09, 2024			
Seller's Signature	Date			
Seller's Signature	 Date			
Additional Signature Page (F267) i	s attached.			
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## PACKAGE CERTIFICATE



#### PRESHOW COMPENSATION AGREEMENT

2 pages

F258 Pre-Showing Compensation Agreement.pdf

2 pages

### **E-SIGN INFO**

Status:

SIGNED

Originator:

Valerie Ellers valerie@coastalrootsrealty.com IP: 67.190.205.171 Domain: my.brokermint.com

Date: Aug 09, 2024 10:04 AM



Package ID:

40CCC860ADDA0F0ADD6103E7B159E64C

EDT (UTC-4) Time zone:

Signers:

Valerie Ellers Listing agent

valerie@coastalrootsrealty.com

IP: 67.190.205.171

Signed Aug 09, 2024 10:04 AM

id: 36b1c23285530c83dfc39406251db61e

Bethany Stillwell Seller

b.stillwell18@outlook.com

IP: 96.61.61.73

VE

VE

BS

Signed Aug 09, 2024 04:58 PM

valerie@coastalrootsrealty.com

id: be6fad7a0e24a3085db30ae5d8e051fa



#### **HISTORY**

Aug 09, 2024 10:04 AM Aug 09, 2024 10:04 AM

Aug 09, 2024 04:57 PM Aug 09, 2024 04:58 PM

Aug 09, 2024 04:58 PM

Valerie Ellers Valerie Ellers Bethany Stillwell

b.stillwell18@outlook.com Bethany Stillwell b.stillwell18@outlook.com

Package has been fully signed and sealed

valerie@coastalrootsrealty.com IP: 67.190.205.171 IP: 96.61.61.73 IP: 96.61.61.73

IP: 67.190.205.171

Viewed Signed

Viewed

Signed

Completed