



533 Airport Road, Bismarck, ND 58504
Phone: (701) 222-6310 Fax: (701) 223-1065

FOR SALE BY OWNER
COMMISSION AGREEMENT

This Agreement is entered into by and between _____
_____ as "Owner", and Aladdin Realty, Inc. as the "Broker".

RECITALS:

- A. Owner is the owner of property commonly known as _____
_____ (the Property).
- B. Owner is endeavoring to sell the Property without the assistance of licenses real estate agents; however, Broker has a client, _____
(Broker's Client), to whom he would like to show the Property.
- C. If Owner sells the Property to Broker's Client, Owner has agreed to pay Broker a commission equal to \$_____ or _____% of sales price of the Property (Commission).

Accordingly, the parties agree as follows:

- 1. **COMMISSION.** If Owner enters into a contract to sell the Property to Broker's Client at any time within one year from the date of Owner's signing this Agreement, Owner shall pay the Commission to the Broker at closing.
- 2. **BUYER AGENCY.** Owner acknowledges that Broker is the agent representing Broker's Client with respect to the Property. As the agent of Broker's Client, the Broker has the duty to act on behalf of Broker's Client, and will not be acting on behalf of Owner. This duty requires that all information regarding this transaction that is given to the Broker by the Owner be disclosed to Broker's Client. For example, if you disclose to Broker that you are compelled by outside circumstances to sell by a certain date, or that you are prepared to lower the price, the Broker would be required to disclose this information to Broker's Client. Please keep this in mind when communicating with Broker. By signing this Agreement, Owner acknowledges that this agency relationship has been previously disclosed to Owner.

OWNER(s):

By(agent): _____

Date: _____

Broker: _____