

Participation Agreement for Cooperating Brokers

1. In order to register your client, you will need to complete our registration form. This form must be completed in full, in a legible manner, and must be signed and dated by both prospective buyer and the broker/agent. **This form must be returned to our office at least 24 hours prior to the auction.**
2. Stouffer's Auction & Real Estate Co. requires the broker/agent to personally accompany their client to the auction.
3. Stouffer's Auction & Real Estate Co. will write the purchase agreement on a Stouffer's Auction & Real Estate Co. sales contract, noting the broker/agent name.
4. Professionally assist your client by providing relevant advice and property information.
5. No commission will be paid to any broker acting as a principal in the purchase of the property, nor any of his/her agents, nor broker &/or agent's spouse, as a principal. An affidavit affirming Broker's, &/or Broker's Agents, or spouse of Broker/Agent have no direct or indirect property ownership interest is required.
6. The seller shall pay the broker upon a successful settlement.

Your client offers an opening bid of _____ . (If this is left blank we will not consider this a valid agreement)

_____ Broker/Agent (please print)

_____ Client(s) (please print)

Property Address _____

Name of Buyer's Agent _____

Brokerage Name _____

Agent's Office Telephone _____

Name of Client _____

Address of Client _____

Client Tel. Number _____

I am representing my client, the Buyer, and not the Seller. Furthermore, I shall hold harmless and indemnify Stouffer's Auction & Real Estate Co., and the Seller from any and all claims, costs, or expenses, including reasonable attorney's fees, which may arise out of any actions or inaction's or representations made by me in connection with the sale of this property.

THERE WILL BE NO EXCEPTIONS TO THESE BROKER REQUIREMENTS.

Buyer's Agent Signature Date

Bidder(s) Signature Date

Bidder(s) Signature Date

Seller(s) Signature Date

Seller(s) Signature Date