



# BROKER COMPENSATION AGREEMENT

As approved by the Firelands Association of REALTORS®

2710 Campbell St., Sandusky, Ohio 44870 ~ Phone: 419-625-5787



To be used by the Buyer's Broker to confirm offer of compensation made by Listing Broker

Property Address: \_\_\_\_\_

Seller (the "Seller"): \_\_\_\_\_

Buyer(s) (the "Buyer"): \_\_\_\_\_

This Broker Compensation Agreement (this "Agreement") is entered into between the Listing Brokerage (the "Listing Brokerage") below and the Buyer's Brokerage (the "Buyer's Brokerage") listed below concerning the real property set forth above (the "Property").

1. **Representation of Buyer.** Buyers Brokerage and the agent listed below represent the Buyer referenced above who is submitting an offer to purchase the Property.
2. **Brokerage Fee Disclosure.** Broker commissions are not set by law and are fully negotiable.
3. **Fee Arrangement.** In this transaction, the amount of Buyer Brokerage compensation (the "Compensation") shall be as follows (if left blank, the amount shall be zero):
  - a. Seller agrees to pay \_\_\_\_\_% of purchase price or flat fee of \$\_\_\_\_\_ toward Buyer's Brokerage compensation to Buyer Brokerage.
  - b. Buyer agrees to pay \_\_\_\_\_% of purchase price or flat fee of \$\_\_\_\_\_ to Buyer Brokerage to fulfill Buyer's Brokerage compensation to Buyer Brokerage.

Total Buyer Brokerage compensation ((a)+(b)) shall be: \_\_\_\_\_

Any commissions or compensation arising from a real estate licensee's licensed activities shall be made payable to the appropriate brokerage and paid at or before the closing as defined in the purchase agreement. All parties to this Agreement agree that this document shall serve as irrevocable escrow instructions for the payment of the brokerage fees and commissions.

4. **Payment of Compensation.** If Buyer (or any of them) enters into a residential real estate purchase agreement (or similar purchase and sale agreement) (a "Contract") and successfully closes on the purchase of the Property, Listing Brokerage shall pay the Compensation to Buyer's Brokerage from the Listing Brokerage's commission. Listing Brokerage and Buyer's Brokerage agree that if the Contract provides for a different amount of compensation and-or concessions that such Compensation and/or concessions amount shall govern.

**Listing Brokerage:**

\_\_\_\_\_  
Agent Signature Date

**Buyer Brokerage:**

\_\_\_\_\_  
Agent Signature Date

**Acknowledgement by Buyer and Seller.**

Seller hereby acknowledges receipt of a copy of the form and consents to the fee arrangements set forth herein

\_\_\_\_\_  
Seller Signature Date

\_\_\_\_\_  
Seller Signature Date

\_\_\_\_\_  
Seller Printed Name Date

\_\_\_\_\_  
Seller Printed Name Date

Buyer hereby acknowledges receipt of a copy of the form and consents to the fee arrangements set forth herein.

\_\_\_\_\_  
Buyer Signature Date

\_\_\_\_\_  
Buyer Signature Date

\_\_\_\_\_  
Buyer Printed Name Date

\_\_\_\_\_  
Buyer Printed Name Date