



FlatList.com

Flat Listing Fee MLS Forms and Instructions

1. Attached are the following forms:
 - a. SOMLS Listing Agreement
 - b. SOMLS Residential Data Input FormIf you are listing vacant land, contact us for correct Input Form.
2. Please complete all pages to the best of your knowledge. There will be information you do not know, leave it blank, it is usually an MLS code or information we will obtain from tax records.
3. Sign/initial the forms and include payment information.
4. Fax all pages to our confidential fax line 1-866-594-0963. We will input your listing within one business day. If you want your property in the MLS by the weekend, please fax it to us no later than 10:00 am on Friday.
5. Next, email to orhomes@flatlist.com the following: marketing remarks up to 600 characters including spaces and punctuation; driving directions up to 250 characters including spaces and punctuation; up to 15 property photos in .jpg format no larger than 1MB. Include your property address or last name in the subject line.
6. You will receive an email from us with a copy of your listing. You may review and request changes to your listing at that time.
7. We will email the disclosure forms and a status change form to make future changes to your listing.
8. If you are posting a sign, we are required to have our brokerage firm designation posted at the house also. If you would like us to send you a small brokerage firm sign, please let us know.

Feel free to email or call with any questions. We look forward to working with you.

FlatList.com
Listing for a flat fee since 1999.
1-866-610-1261
1-866-594-0963 (Fax)

Flat Listing Fee - Exclusive Agency Listing Agreement

The undersigned _____ (“Seller”) grants Flat List RE (FlatListingFee.com, Inc.) (“Broker”) from date hereof, until midnight of _____, (expiration date-one year if not filled in) the exclusive right to sell or exchange the real property (“Property”) commonly known as _____ in the city of _____, County _____, State of Oregon, Zip _____ in the Multiple Listing Service hereafter referred to as the MLS for a non-refundable listing fee payable at the time the property is listed. The flat fee paid is based on the package chosen.

IT IS AGREED BETWEEN THE SELLER AND BROKER AS FOLLOWS:

- 1) **Terms of Sale:** The list price shall be: \$ _____ unless changed by written notice.
- 2) **Agency Relationship:** Owner agrees and understands that Broker will act as an agent of the Seller in the capacity as described in this agreement. Seller understands that services are limited to the services as described in this agreement.

The Law of Real Estate Agency: Seller acknowledges that they have received a pamphlet entitled “Oregon Real Estate Agency Disclosure Pamphlet” available on Broker’s website located at: www.FlatList.com.

3) **Seller(s) warrants he/she has the right to sell the Property:** Seller is the Owner of record of the Property and/or has full authority to execute this Contract. **Seller warrants that the Property information supplied to Broker is correct.** Seller warrants that the property is free of encumbrances except as set out in documents of record. Seller understands that Broker and other members of the MLS will make representations to prospective buyers based on the Property information supplied by Seller. Seller agrees to indemnify and hold Broker and other members of the MLS harmless in the event the foregoing warranties and representations are incorrect.

4) **Flat Listing Fee:** Seller understands that the flat fee that they have paid to Flat List RE upon execution of this Agreement, is a non-refundable fee and Seller agrees and understands the following:

- a) **Make property information available to the Multiple Listing Service (MLS):** It is understood that Flat List RE is a member of the RMLS, SOMLS and the WVMLS and will submit this listing to the appropriate MLS. Flat List RE is not required to market the property other than submitting the listing to the MLS.
- b) **Transaction Process:** Seller will be responsible for making the property available for showings, appraiser, inspector, buyer and their agent(s). If seller does not choose assistance with transactions as marked as an option on this agreement, Seller will be responsible for delivering to Buyer’s Agent the Seller’s Property Disclosures, counteroffers, notices for removal of conditions as it involves the sale of their property, title report, legal description, as well as all other documents involved in the sale of Seller’s property. Seller is to notify the Broker **within twenty-four hours** if a purchase offer has been accepted by seller. Seller understands that they are responsible for all negotiations and communications with Buyer and or Buyer’s agent and that Flat List RE relationship with Seller is limited to the advertising services as listed in this agreement. Seller understands they may sign a purchase contract with or without consultation with Flat List RE, and Seller will indemnify and hold harmless Flat List RE and its agents, brokers and/or owners harmless from any claims that may arise in relation to such purchase contract.

5) **Pricing Property:** Seller understands that it is the sole responsibility of the Seller to price their property and are advised to employ a licensed appraiser if Seller needs a price opinion. Flat List RE, does not offer price opinions. In addition, Seller understands that Flat List RE will not view or inspect property. Flat List RE accepts all information submitted by Seller as true and accurate and has no obligation to verify.

6) **Compensation to Buyer’s Broker (Procuring Broker or Agent):** The amount or rate of real estate commission is not fixed by law, the Multiple Listing Service, (MLS), Listing Broker or any Board of Realtors. The MLS rules require Seller’s Listing to state offered Commission. Seller agrees to compensate Buyer’s Broker the amount of _____ % of final sales price OR \$ _____ (choose only one). This compensation shall be entered into the MLS for Agents to view. This amount is NON-NEGOTIABLE and is IRREVOCABLE. If the Buyer of Seller’s property is NOT represented by a real estate licensee AND the Buyer is NOT shown Seller’s property by a real estate licensee, than Seller is NOT obligated to pay a commission to a Buyer’s Broker. Seller is advised to ensure that a real estate licensee did not bring the Buyer to the attention of Seller’s property or Seller may be liable for paying a commission. If a Buyer’s Broker is involved in the transaction, Seller agrees to pay a commission to the Buyer’s’ Broker as set forth in this agreement. If there is a commission dispute, Seller agrees to allow the escrow company to place the amount in dispute in an escrow account until arbitrated and distributed through the MLS or the local Realtor association. In the event a claim arises that a commission is sought,

Seller shall indemnify and hold harmless Flat List RE and its agents, designated brokers and/or owners from such claims and expenses.

7) Sale of Property: Seller shall promptly inform Broker, in writing, of any change of the sale price of the Property and/or any other material change in the terms of the sale and/or availability of the Property. In order for Listing Broker to comply with applicable MLS rules, Seller agrees to notify Broker of the sale status of the Property within 24 hours of acceptance of any offer including identity of all parties, price, terms of sale, acceptance of a contingent offer, property sold subject to an inspection, property sold pending closing, property sold and sale has closed. All of this information is necessary to stay in compliance with multiple listing service regulations by keeping the database complete and accurate. If Seller fails to notify Flat List RE and Flat List RE incurs a fine due to rules violation, Seller agrees to pay such fine within 30 days of written notice from the MLS.

8) Indemnification/Hold Harmless: Seller irrevocably agrees to indemnify, release and hold harmless without recourse, and to defend Flat List RE and all its' Brokers, licensees, and/or owners for any claim, demand, cause of action, loss or damage, incurred by them and the defense thereof arising from Seller's failure to comply with any agreements pertaining to the listing and/or sale of the property referenced in this agreement and/or any purchase agreements including Seller's commitment to pay specified Buyer's Broker commission. This indemnification shall extend to all claims, costs damages, or liabilities that are caused by or arise out of the actions, misfeasance or nonfeasance of Seller or Seller's agent(s), including but not limited to, all costs, exposes, liabilities, including attorneys fees, awards or judgments incurred by Flat List RE whether incurred in connection with the defense of any claims asserted in any arbitration or other proceedings, or otherwise. The venue of any suit shall be the county in which the property is located. In the event of litigation to enforce or interpret the terms of this agreement, the prevailing party shall be awarded their reasonable attorneys' fees and costs incurred as a result.

9) Tax and Legal Advice: Seller is informed of the advisability to seek legal and/or tax advice prior to signing any real estate documents or agreement including, but not limited to this Listing Agreement. Seller understands and agrees that the Broker and/or Flat List RE, have not given any such advice.

10) Cancellation of Listing: Seller may cancel, extend or change their listing at anytime upon written notice. If Seller cancels their listing, the listing fee is non-refundable, regardless of the reason for cancellation.

11) Keysafe/Lockbox: A non-electronic Keysafe or Electronic Lockbox designed as a repository of a key to the above premises may be purchased. If Property is not Seller occupied, Seller shall be responsible for obtaining occupants' written permission for use of the Keysafe/Lockbox. Neither Listing nor Selling Broker, the Multiple Listing Service, nor any Board Association of Realtors is an insurer against theft, loss, vandalism or damage attributed to the use of Keysafe/Lockbox. Seller is responsible for taking such steps as may be necessary to secure and protect the Premises during any time that a Keysafe/Lockbox is being used and obtaining appropriate insurance.

12) Facsimile and E-mail Transmission: Facsimile and/or E-Mail transmission of any signed original document or notice, and retransmission of any signed facsimile and/or E-mail transmission or notice, shall be the same as delivery of an original. At the request of either party, the parties will confirm facsimile and/or E-mail transmitted signatures by signing an original document.

13) Seller's Property Disclosure Statement: Unless Seller is exempt, Seller shall provide to Buyer's Broker and/or Buyer upon receipt of an offer, a completed and signed Seller's Disclosures which will be provided to Seller by Flat List RE, at no charge. Seller agrees to indemnify, defend and hold Broker harmless from and against any and all claims that the information Seller provides on the disclosure statement.

14) Lead-Based Paint: If any Premises structure was built before 1978, Seller shall provide a Disclosure of Lead-Based Paint and Lead-Based Paint Hazards as required by the U.S. Department of Housing and Urban Development. This form is available from Flat List RE, at no additional charge.

15) FIRPTA: If applicable, Owner agrees to complete, sign and deliver to the escrow company a certificate indicating whether Owner is a foreign person or non-resident alien pursuant to the Foreign Investment in Real Property Tax Act (FIRPTA).

16) Subsequent Purchase Offers: Broker acknowledges that Seller has the right to accept subsequent offers until the close of escrow in the case of a sale or until occupancy by a tenant in the case of a rental. Seller understands that any subsequent offers accepted by Seller must be backup offers, namely, contingent on the cancellation or other nullification of any contracts arising upon the acceptance of earlier offers.

17) Disclaimer/Seller's Insurance: Neither Broker, the Multiple Listing Service, any board of Realtors, nor any members of any multiple listing service to which this listing is referred, shall be responsible for loss, theft, or damage of any nature or kind whatsoever to the Property and/or to any personal property therein, including entry to the Keysafe/Lockbox.

18) Money Back Guarantee: If for any reason whatsoever Seller choose to use a traditional real estate agent, Seller may request Flat List RE to refer Seller's listing to an agent serving that area and Seller will receive a full rebate of the Broker's Listing Fee paid hereunder upon the closing of escrow with that agent. If Seller chooses to list with a Broker other than one referred by Flat List RE, the refund of full rebate shall NOT apply.

19) _____ Seller's Initials Seller understands that by listing their property with Flat List RE as their Listing Broker that they must comply with the laws that govern Flat List RE when advertising their property to the public. Seller understands that all advertisement including signage, brochures, newspaper ads, online ads etc. must contain the name of the Listing Broker as "Flat List RE" and/or the MLS listing number. Seller further acknowledges that noncompliance constitutes breach of this contract.

20) Websites with access to MLS Information: Seller understands Realtor.com and other websites may upload Seller's property information to their websites. Flat List RE does not warrant or make any guarantees as to the accuracy and/or availability of Seller's listing to these sites. Seller will indemnify and hold harmless Flat List RE and its agents, brokers, and/or owners for any misrepresentations or inaccurate information on any Internet site that Seller's property may be listed. **Seller understands that all websites with download agreements with the MLS are controlled by the owner of such websites and that Flat List RE has no control over the length of time it may take for property information or photos to appear on any of these sites.**

21) In the event of a forfeiture of earnest money in relation to this listing agreement, Flat List RE makes no claim to such earnest money and Flat List RE will receive 0% of such earnest money.

_____ \$299 OPTION ONE - MLS Advertising Service

*No assistance with the transaction. Seller MUST notify Flat List RE within 24 hours of entering into a contract to purchase with a buyer.

Includes the following services:

- 1) A listing in the Multiple Listing Service until SOLD with unlimited changes.
- 2) 15 photos submitted to the MLS – Photos provided by Seller.
- 3) Listing on Realtor.com, FlatList.com and many other real estate websites
- 4) Required Disclosures (Lead Based Paint if built prior to 1978 and Seller's Disclosure Statement)

Seller is required to provide Broker with all documents relevant to the sale of their property **within 24 hours**.
Check additional items as needed:

___ **\$150 Electronic MLS Lockbox -\$50 refunded upon lockbox return**

___ **\$50 Coded Keysafe**

___ **\$25 Flyer Box**

___ **\$25 Color Flyer emailed to Seller to print as needed**

___ **\$15 (each) Directional Arrow(s) Quantity: _____**

___ **\$25 Flat List RE for sale sign, blank rider for Seller's number, zip ties and stakes mailed to Seller**

****IF YOU CHOOSE BROKER ASSISTANCE, THE AGENT REMARKS IN YOUR LISTING WILL REFLECT THAT YOU HAVE CHOSEN THIS ASSISTANCE AND IT WILL BE REQUESTED THAT ALL OFFERS ARE FAXED TO US DIRECTLY.**

_____ BROKER ASSISTANCE with offers for \$950 at close of escrow

If you choose this option, you will be charged \$950 at close of escrow and it will be paid from your sale proceeds. This is in addition to the buyer's agent commission you chose to pay. If the property fails to close, you will NOT pay this.

Includes the following:

Assistance with offers, counter-offers, communications with Buyer's agent, confirmation of escrow setup, inspection addendum and response support, title insurance order, Disclosure receipt verification, etc. If Seller chooses to sign or deliver any contracts without review of Broker, Seller will hold Broker harmless for any loss or damage that may occur. NOTE: If seller's property fails to close, the \$950 is NOT due. If seller sells to their own buyer not working with an agent, Flat List RE DOES NOT assist with those transactions for the \$950 fee.

Final Instructions and Information

Online Order Number: _____

Payment: If you did not pay online choose a payment option here.

You may phone in your order, pay via invoice or enter payment information.

Invoice paypal account: _____ **Invoice google account:** _____

Name on Credit Card: _____

Credit Card Number: _____

Expiration Date: _____ Three Digit Code on reverse side of card: _____

Billing Street Address for Credit Card: _____ Zip: _____

Card Holder Signature: _____

Email (All notices & forms delivered (pdf) via email.): _____

Best Contact Phone Number: _____ or _____

Mailing Address: _____

Specific sign posting instructions if you chose sign posting _____

Marketing remarks: Email the following to orhomes@flatlist.com; marketing remarks up to 600 characters including spaces and punctuation; driving directions up to 250 characters including spaces and punctuation; photos in jpeg format no larger than 1MB. Include your property address in the subject line.

Submit Forms: FAX ALL PAGES to our confidential fax line at 1-866-594-0963. If you want the property listed for the weekend, fax the forms to us by 10:00 am on Friday.

*Please allow one business day for your listing to be input into the MLS. You will receive a copy of the listing via email as well as follow up instructions on making changes to your listing, disclosures, etc.

*This Agreement shall serve as receipt for payment and receipt for the non-refundable Listing/Advertising Fee.

Seller: _____ Date: _____

Seller: _____ Date: _____

Flat List RE: _____ Date: _____

MLS #: _____ *Authorization Code:* _____ *Date Charged:* _____

INFORMATION SHEET - RESIDENTIAL

MLS # _____

Page 1 of 3

COUNTY ←		TAX ACCOUNT #		PROPERTY SUBTYPE ← <input type="checkbox"/> Rural Residential <input type="checkbox"/> Farm & Ranch <input type="checkbox"/> Residential <input type="checkbox"/> Condominium <input type="checkbox"/> Home To Be Built										
AREA ←		PRICE ←		AGREEMENT TYPE ← <input type="checkbox"/> Exclusive Right-to-Sell <input type="checkbox"/> Exclusive Agency		AGENCY REPRESENTATION ← <input type="checkbox"/> Yes <input type="checkbox"/> No								
STREET # ←		DIRECTION	STREET NAME ←			SUFFIX		UNIT #						
CITY ←		ZIP CODE ←		CROSS STREET		SHOW ADDRESS TO CLIENTS ← <input type="checkbox"/> Yes <input type="checkbox"/> No								
BEDROOMS ←		BATHROOMS ← _____ FULL / _____ HALF		APPROX. SQUARE FEET		SQUARE FEET SOURCE <input type="checkbox"/> Builder <input type="checkbox"/> Landlord <input type="checkbox"/> Taped <input type="checkbox"/> Assessr <input type="checkbox"/> Estimated <input type="checkbox"/> Other <input type="checkbox"/> Seller								
LOT SIZE <input type="checkbox"/> Square Feet <input type="checkbox"/> Acres <input type="checkbox"/> Acres		LOT SIZE SOURCE <input type="checkbox"/> Builder <input type="checkbox"/> Landlord <input type="checkbox"/> Taped <input type="checkbox"/> Assessr <input type="checkbox"/> Estimated <input type="checkbox"/> Other <input type="checkbox"/> Seller		LOT DIMENSIONS		YEAR BUILT	YR. REMODL							
TAX YEARS ←		TAXES ←		TOWNSHIP	RANGE	SECTION	SUBSECTION	TAX LOT # ←						
LISTING OFFICE I.D. ←		LISTING AGENT # ←		CO-LISTING OFFICE I.D.		CO-LISTING AGENT #								
LISTING DATE ←		EXPIRATION DATE ←		SELLING AGENCY COMP ← <input type="checkbox"/> Sub <input type="checkbox"/> Short Sale <input type="checkbox"/> Buyer <input type="checkbox"/> REO <input type="checkbox"/> N/A		VARIABLE ← <input type="checkbox"/> Yes <input type="checkbox"/> No		OCCUPANT TYPE ← <input type="checkbox"/> Lessee <input type="checkbox"/> Tenant <input type="checkbox"/> Owner <input type="checkbox"/> Vacant						
OCCUPANT NAME ←		PHONE TO SHOW		ADDT'L PHONES TO SHOW (UP TO 2)		OWNER NAME ←								
CC&R'S <input type="checkbox"/> Yes <input type="checkbox"/> Call L/O <input type="checkbox"/> No		INTERNET ← <input type="checkbox"/> Yes <input type="checkbox"/> No		PROPERTY CERTIFIED <input type="checkbox"/> Earth Advantage <input type="checkbox"/> LEED <input type="checkbox"/> Energy Star		PRE-1978: <input type="checkbox"/> Yes <input type="checkbox"/> No		UNDER CONSTRUCTION <input type="checkbox"/> Yes <input type="checkbox"/> No If yes, estimated completion date?						
DUAL MLS #		ASSESSMNT <input type="checkbox"/> Yes <input type="checkbox"/> No		LIEN(S) \$		RENTED <input type="checkbox"/> Yes <input type="checkbox"/> No		RENT AMOUNT \$		ASSOC/SPACE RENT \$		ZONING ←		
FLOOD <input type="checkbox"/> Plain <input type="checkbox"/> N/A <input type="checkbox"/> Way		BUILDER		SUBDIVISION/DEVELOPMENT										
SIGN <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> No		LAUNDRY IN GARAGE <input type="checkbox"/> Yes <input type="checkbox"/> No		SHOP SIZE		OUTBUILDING SIZE		TERRAIN <input type="checkbox"/> Level <input type="checkbox"/> Knoll <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Hillside <input type="checkbox"/> Rolling <input type="checkbox"/> Part <input type="checkbox"/> Remote		SECLUDED <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Part <input type="checkbox"/> Remote				
GOVERNMENT SIDES <input type="checkbox"/> Yes <input type="checkbox"/> No		INCLUSIONS												
EXCLUSIONS											IRRIGATED <input type="checkbox"/> Yes <input type="checkbox"/> No		IRR. ACRES	
ELEMENTARY SCHOOL				MIDDLE SCHOOL				HIGH SCHOOL						
ROOM LOCATIONS AND DIMENSIONS														
B = Basement L = Lower Level M = Main Level U = Upper Level														
ENTRY ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U		FORMAL DINING ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U		FAMILY/REC ROOM ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U		BATH 2 ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U		BEDROOM 2 ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U		OTHER 1 ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U				
KITCHEN ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U		LAUNDRY/UTILITY ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U		DEN/STUDY ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U		BATH 3 ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U		BEDROOM 3 ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U		OTHER 2 ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U				
DINING AREA ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U		LIVING ROOM ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U		MASTER BATH ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U		MASTER BEDROOM ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U		BEDROOM 4 ___X___ <input type="checkbox"/> B <input type="checkbox"/> M <input type="checkbox"/> L <input type="checkbox"/> U						
SHOWING INSTRUCTIONS ←														
<input type="checkbox"/> 1 Active Alarm			<input type="checkbox"/> 4 Call Listing Office			<input type="checkbox"/> 7 Key at Listing Office			<input type="checkbox"/> 10 No Show Saturday					
<input type="checkbox"/> 2 Appointment Only			<input type="checkbox"/> 5 Call/Show			<input type="checkbox"/> 8 Post 24 Hour			<input type="checkbox"/> 11 Day Sleeper					
<input type="checkbox"/> 3 Beware Pets			<input type="checkbox"/> 6 KeyBox			<input type="checkbox"/> 9 Vacant			<input type="checkbox"/> 12 See Remarks					

FIELDS MARKED WITH ← OR → ARE MANDATORY FIELDS.
 FILL IN FOR PROCESSING.

SELLER'S INITIALS _____ ← ← _____ MANAGING BROKER'S INITIALS _____ ←

INFORMATION SHEET - RESIDENTIAL

<p>STYLE</p> <input type="checkbox"/> 1 Single-Story <input type="checkbox"/> 2 Two-Story <input type="checkbox"/> 3 Three-Story <input type="checkbox"/> 4 Bi-Level <input type="checkbox"/> 5 Tri-Level <input type="checkbox"/> 6 Townhouse <input type="checkbox"/> 7 A-Frame <input type="checkbox"/> 8 Cape Cod <input type="checkbox"/> 9 Chalet <input type="checkbox"/> 10 Colonial <input type="checkbox"/> 11 Contemporary <input type="checkbox"/> 12 Cottage <input type="checkbox"/> 13 Log <input type="checkbox"/> 14 Ranch <input type="checkbox"/> 15 Single Wide <input type="checkbox"/> 16 Double Wide <input type="checkbox"/> 17 Triple Wide <input type="checkbox"/> 18 Daylight Basement <input type="checkbox"/> 19 See Remarks	<p>PARKING (cont.)</p> <input type="checkbox"/> 11 Covered RV Parking <input type="checkbox"/> 12 Insulated <input type="checkbox"/> 13 Heated <input type="checkbox"/> 14 None <input type="checkbox"/> 15 See Remarks	<p>IMPROVEMENTS</p> <input type="checkbox"/> 1 Aircraft Hanger <input type="checkbox"/> 2 Barn <input type="checkbox"/> 3 Existing Hardship <input type="checkbox"/> 4 Extra Living <input type="checkbox"/> 5 Guest Quarters <input type="checkbox"/> 6 Shed <input type="checkbox"/> 7 Two Family Setup <input type="checkbox"/> 8 Workshop/Garage <input type="checkbox"/> 9 See Remarks	<p>EXTERIOR FEATURES (cont.)</p> <input type="checkbox"/> 5 Sauna <input type="checkbox"/> 6 Pool - Above Ground <input type="checkbox"/> 7 Pool - In Ground <input type="checkbox"/> 8 Pool - Enclosed <input type="checkbox"/> 9 Satellite System <input type="checkbox"/> 10 Wheelchair Access <input type="checkbox"/> 11 See Remarks <input type="checkbox"/> 12 Patio <input type="checkbox"/> 13 Handicap Friendly <input type="checkbox"/> 14 Cable TV Available <input type="checkbox"/> 15 Paved Driveway <input type="checkbox"/> 16 RV Hookup	<p>FLOORING</p> <input type="checkbox"/> 1 Carpet <input type="checkbox"/> 2 Carpet-Indoor/Outdoor <input type="checkbox"/> 3 Hardwood <input type="checkbox"/> 4 Wood <input type="checkbox"/> 5 Stone <input type="checkbox"/> 6 Tile - Ceramic <input type="checkbox"/> 7 Tile - Quarry <input type="checkbox"/> 8 Vinyl <input type="checkbox"/> 9 See Remarks <input type="checkbox"/> 10 Laminated
<p>CONSTRUCTION</p> <input type="checkbox"/> 1 Block <input type="checkbox"/> 2 Brick <input type="checkbox"/> 3 Frame <input type="checkbox"/> 4 Log <input type="checkbox"/> 5 Metal <input type="checkbox"/> 6 Manufactured <input type="checkbox"/> 7 Mobile Home <input type="checkbox"/> 8 Modular <input type="checkbox"/> 9 See Remarks	<p>HEAT SOURCE</p> <input type="checkbox"/> 1 Electric <input type="checkbox"/> 2 Geothermal <input type="checkbox"/> 3 Natural Gas <input type="checkbox"/> 4 Oil <input type="checkbox"/> 5 Pellet Stove <input type="checkbox"/> 6 Propane <input type="checkbox"/> 7 Solar <input type="checkbox"/> 8 Wood <input type="checkbox"/> 9 None <input type="checkbox"/> 10 See Remarks	<p>IRRIGATION SOURCE</p> <input type="checkbox"/> 1 Creek <input type="checkbox"/> 2 Lake <input type="checkbox"/> 3 Pond <input type="checkbox"/> 4 River <input type="checkbox"/> 5 Spring <input type="checkbox"/> 6 Well <input type="checkbox"/> 7 Water Association <input type="checkbox"/> 8 Bear Creek District <input type="checkbox"/> 9 Eagle Point District <input type="checkbox"/> 10 Gold Hill District <input type="checkbox"/> 11 Medford District <input type="checkbox"/> 12 Rogue River District <input type="checkbox"/> 13 Talent Irrigtn Distrct <input type="checkbox"/> 14 GPID <input type="checkbox"/> 15 GPID NA <input type="checkbox"/> 16 Rights <input type="checkbox"/> 17 See Remarks	<p>INTERIOR FEATURES</p> <input type="checkbox"/> 1 Air Cleaner <input type="checkbox"/> 2 Alarm - Heat <input type="checkbox"/> 3 Alarm - Smoke <input type="checkbox"/> 4 All Window Treatment <input type="checkbox"/> 5 Attic Fan <input type="checkbox"/> 6 Ceiling Fan(s) <input type="checkbox"/> 7 Central Vacuum <input type="checkbox"/> 8 CO Detector <input type="checkbox"/> 9 Drapes - All <input type="checkbox"/> 10 Drapes - Partial <input type="checkbox"/> 11 Dbl Paned Windows <input type="checkbox"/> 12 Dry Bar <input type="checkbox"/> 13 Garage Door Opener <input type="checkbox"/> 14 Handicap Friendly <input type="checkbox"/> 15 Home Warranty <input type="checkbox"/> 16 Formal Dining Room <input type="checkbox"/> 17 Humidifier <input type="checkbox"/> 18 Intercom <input type="checkbox"/> 19 Iron Water Filter <input type="checkbox"/> 20 Island <input type="checkbox"/> 21 Laundry Chute <input type="checkbox"/> 22 Pool - Enclosed <input type="checkbox"/> 23 Sauna <input type="checkbox"/> 24 Security Systm-Rent <input type="checkbox"/> 25 Security Systm-Own <input type="checkbox"/> 26 Vaulted Ceiling <input type="checkbox"/> 27 Walk-In Closet <input type="checkbox"/> 28 Wet Bar <input type="checkbox"/> 29 Fireplace <input type="checkbox"/> 30 Family Rm Finished <input type="checkbox"/> 31 Family Rm Unfinished <input type="checkbox"/> 32 Den <input type="checkbox"/> 33 Master Bedrm 1st Flr	<p>WATERFRONT</p> <input type="checkbox"/> 1 Creek - Seasonal <input type="checkbox"/> 2 Creek - Yearly <input type="checkbox"/> 3 Pond - Seasonal <input type="checkbox"/> 4 Pond - Yearly <input type="checkbox"/> 5 Lake <input type="checkbox"/> 6 River (Other) <input type="checkbox"/> 7 Rogue River <input type="checkbox"/> 8 Applegate River <input type="checkbox"/> 9 Illinois River <input type="checkbox"/> 10 See Remarks
<p>EXTERIOR</p> <input type="checkbox"/> 1 Brick <input type="checkbox"/> 2 Log <input type="checkbox"/> 3 Metal <input type="checkbox"/> 4 Shingle <input type="checkbox"/> 5 Stone <input type="checkbox"/> 6 Stucco <input type="checkbox"/> 7 Vinyl <input type="checkbox"/> 8 Wood <input type="checkbox"/> 9 Other	<p>HEAT TYPE</p> <input type="checkbox"/> 1 Baseboard <input type="checkbox"/> 2 Floor <input type="checkbox"/> 3 Forced Air <input type="checkbox"/> 4 Fireplace Insert <input type="checkbox"/> 5 Heat Pump <input type="checkbox"/> 6 Hot Water <input type="checkbox"/> 7 Passive <input type="checkbox"/> 8 Radiant - Ceiling <input type="checkbox"/> 9 Radiant - Floor <input type="checkbox"/> 10 Space Heater <input type="checkbox"/> 11 Wall Heater <input type="checkbox"/> 12 Wood Stove <input type="checkbox"/> 13 None <input type="checkbox"/> 14 See Remarks	<p>IRRIGATION METHOD</p> <input type="checkbox"/> 1 Drip <input type="checkbox"/> 2 Flood <input type="checkbox"/> 3 Gravity <input type="checkbox"/> 4 Hand Lines <input type="checkbox"/> 5 Pivots <input type="checkbox"/> 6 Sprinkler <input type="checkbox"/> 7 Wheel Lines <input type="checkbox"/> 8 See Remarks	<p>LIVESTOCK INCLUDED</p> <input type="checkbox"/> 1 All <input type="checkbox"/> 2 Partial <input type="checkbox"/> 3 None <input type="checkbox"/> 4 See Remarks	<p>STREET</p> <input type="checkbox"/> 1 Private Access <input type="checkbox"/> 2 Public <input type="checkbox"/> 3 Paved <input type="checkbox"/> 4 Unpaved <input type="checkbox"/> 5 Easement <input type="checkbox"/> 6 Security Gate <input type="checkbox"/> 7 See Remarks
<p>FOUNDATION</p> <input type="checkbox"/> 1 Brick/Rock <input type="checkbox"/> 2 Concrete Block <input type="checkbox"/> 3 Pier Block <input type="checkbox"/> 4 Slab <input type="checkbox"/> 5 Stem Wall <input type="checkbox"/> 6 Wood <input type="checkbox"/> 7 Continuous Concrete <input type="checkbox"/> 8 See Remarks	<p>AIR CONDITIONING</p> <input type="checkbox"/> 1 Central <input type="checkbox"/> 2 Heat Pump <input type="checkbox"/> 3 Wall Unit <input type="checkbox"/> 4 Window <input type="checkbox"/> 5 None <input type="checkbox"/> 6 See Remarks	<p>EQUIPMENT INCLUDED</p> <input type="checkbox"/> 1 All <input type="checkbox"/> 2 Partial <input type="checkbox"/> 3 None <input type="checkbox"/> 4 See Remarks	<p>LANDSCAPING</p> <input type="checkbox"/> 1 Cross Fenced <input type="checkbox"/> 2 Fence - All <input type="checkbox"/> 3 Fence - Partial <input type="checkbox"/> 4 Garden <input type="checkbox"/> 5 Lawn - All <input type="checkbox"/> 6 Lawn - Partial <input type="checkbox"/> 7 Sprinkler - All <input type="checkbox"/> 8 Sprinkler - Partial <input type="checkbox"/> 9 Pasture <input type="checkbox"/> 10 Marketable Timber <input type="checkbox"/> 11 Wooded - Partially <input type="checkbox"/> 12 Wooded - Heavily <input type="checkbox"/> 13 See Remarks	<p>POWER SOURCE</p> <input type="checkbox"/> 1 Public Utility <input type="checkbox"/> 2 Generator <input type="checkbox"/> 3 Hydro <input type="checkbox"/> 4 Solar <input type="checkbox"/> 5 None
<p>SUBSTRUCTURE</p> <input type="checkbox"/> 1 Basement - Full <input type="checkbox"/> 2 Basement - Partial <input type="checkbox"/> 3 Crawlspace <input type="checkbox"/> 4 Pier Block <input type="checkbox"/> 5 Slab <input type="checkbox"/> 6 Walkout <input type="checkbox"/> 7 See Remarks	<p>SEWER</p> <input type="checkbox"/> 1 RVS <input type="checkbox"/> 2 Community <input type="checkbox"/> 3 None <input type="checkbox"/> 4 Public (City) <input type="checkbox"/> 5 Septic In <input type="checkbox"/> 6 See Remarks	<p>APPLIANCES</p> <input type="checkbox"/> 1 Cook Top <input type="checkbox"/> 2 Dishwasher <input type="checkbox"/> 3 Dryer <input type="checkbox"/> 4 Fireplace Insert <input type="checkbox"/> 5 Garbage Disposal <input type="checkbox"/> 6 Hot Tub/Spa <input type="checkbox"/> 7 Island Hood <input type="checkbox"/> 8 Jetted Tub <input type="checkbox"/> 9 Microwave <input type="checkbox"/> 10 Oven - Convection <input type="checkbox"/> 11 Oven - Standard <input type="checkbox"/> 12 Oven - Double <input type="checkbox"/> 13 Oven - Wall <input type="checkbox"/> 14 Range/Oven <input type="checkbox"/> 15 Refrigerator <input type="checkbox"/> 16 Stove-Gas/Wood <input type="checkbox"/> 17 Stove-Wood Burning <input type="checkbox"/> 18 Trash Compactor <input type="checkbox"/> 19 Washer <input type="checkbox"/> 20 Water Softener-Rent <input type="checkbox"/> 21 Water Softener-Own	<p>TERMS SELLER / ACCEPT</p> <input type="checkbox"/> 1 Assume <input type="checkbox"/> 2 Cash <input type="checkbox"/> 3 Conventional <input type="checkbox"/> 4 Exchange <input type="checkbox"/> 5 FHA <input type="checkbox"/> 6 Lease <input type="checkbox"/> 7 Lease Option <input type="checkbox"/> 8 Option <input type="checkbox"/> 9 Owner Carry 1st <input type="checkbox"/> 10 Owner Carry 2nd <input type="checkbox"/> 11 State GI <input type="checkbox"/> 12 VA <input type="checkbox"/> 13 See Remarks <input type="checkbox"/> 14 Farm Home	
<p>PARKING</p> <input type="checkbox"/> 1 One Car <input type="checkbox"/> 2 Two Car <input type="checkbox"/> 3 Three Car <input type="checkbox"/> 4 Four Car <input type="checkbox"/> 5 Carport <input type="checkbox"/> 6 Garage <input type="checkbox"/> 7 Attached <input type="checkbox"/> 8 Detached <input type="checkbox"/> 9 Off Street <input type="checkbox"/> 10 RV Parking	<p>WATER</p> <input type="checkbox"/> 1 Community <input type="checkbox"/> 2 Public (City) <input type="checkbox"/> 3 Spring <input type="checkbox"/> 4 Well <input type="checkbox"/> 5 Shared <input type="checkbox"/> 6 Holding Tank <input type="checkbox"/> 7 Well Agreement <input type="checkbox"/> 8 None <input type="checkbox"/> 9 See Remarks	<p>EXTERIOR FEATURES</p> <input type="checkbox"/> 1 Brick BBQ <input type="checkbox"/> 2 Deck <input type="checkbox"/> 3 Gazebo <input type="checkbox"/> 4 Hot Tub/Spa	<p>POSSESSION</p> <input type="checkbox"/> 1 Close of Escrow <input type="checkbox"/> 2 To Be Announced <input type="checkbox"/> 3 Tenant Rights <input type="checkbox"/> 4 See Remarks	<p>VIEW</p> <input type="checkbox"/> 1 Territorial <input type="checkbox"/> 2 Water <input type="checkbox"/> 3 Mountains <input type="checkbox"/> 4 City <input type="checkbox"/> 5 Valley <input type="checkbox"/> 6 See Remarks
<p>SELLER'S INITIALS _____</p>		<p>MANAGING BROKER'S INITIALS _____</p>		

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