



Town & Country Apollo Properties

ADDENDUM (Buyer Agent Commission "BAC" Credit Offer)

TO
EXCLUSIVE BUYER BROKER AGREEMENT & AGENCY DISCLOSURE



THIS IS AN ADDENDUM to that EXCLUSIVE BUYER BROKER AGREEMENT & AGENCY DISCLOSURE (the "Buyer Broker Agreement") entered into on _____ (date), between _____ (the "Buyer"), Lynn C Fillmore (the "Broker/Buyer Agent") and **Town and Country Apollo Properties**, (the "Company"). The following terms are hereby incorporated as part of the Buyer Broker Agreement, and to the extent these terms modify or conflict with any provisions of the Buyer Broker Agreement, these terms shall control. **(Valid for a period of 6 months from the execution of this addendum)**

1. TERM OF AGREEMENT.

1.1 CREDIT OFFER Retainer: The Buyer shall pay to Company a "retainer fee" in the amount of \$500.00. Fee is due upon acceptance of this agreement. If Buyer acts on a single pre-selected property the retainer fee will be returned to Buyer upon closing. (the failure to pay retainer fee shall void credit offer)

1.2 Properties or Locations the Company Represents the Buyer. Buyer hereby retains the Company and Buyer's Agent to locate and negotiate for the acquisition of a property located only at: See EXCLUSIVE BUYER-BROKER AGREEMENT & AGENCY DISCLOSURE 1.2

2. BROKERAGE FEE.

2.1 Buyer's Obligation to Pay Brokerage Fee. The Amount noted as the Brokerage Fee shall be indicated in the REPC Purchase Offer [See REPC section 4.3 (e)]. **PRORATIONS / ASSESSMENTS / OTHER PAYMENT OBLIGATIONS. 4.3 Fees/Costs/Payment Obligations. (e) Real Estate Brokerage Compensation.** 2.1 Buyer's Obligation to Pay Brokerage Fee and 2.2 Satisfaction of Brokerage Fee by a Third Party. The Company Credit or Rebate to Buyer shall be the final agreed upon REPC Buyer Brokerage Compensation amount above a 1.5% minimum which shall be Due to the Buyer Brokerage at Closing from Buyer or fulfilled by REPC terms.

3. INDEMNIFICATION: BUYER shall defend, indemnify and hold Company, Buyers Agent and representatives harmless from, any and all losses, claims, damages, liabilities and costs, including without limitation, commission claims, court costs, reasonable attorneys' fees, which arise from, are related to, or are in connection with this Agreement or violation of any federal, state or local laws

4. EFFECTIVE DATE. This Buyer Agreement is entered into and is effective when: (a) The Buyer and the authorized Buyers Agent have signed this Agreement; and (b) The authorized Buyer's Agent or Broker has received a mutually signed copy of this Listing Agreement (the "Effective Date") or (c) If ordered or modified Online; An Affidavit by Online Electronic Signature. By Signing (typing your name) Online; You are agreeing to conduct business electronically within the State of Utah in accordance with the federal Electronic Signatures in Global and National Commerce Act (E-SIGN), 15 U.S.C.A. §§ 7001-7031 (Supp. 2001) and Utah's Uniform Electronic Transactions Act (UETA), Utah Code Ann. §§ 46 4-101 to -501 (2000). If Online, A Copy of this Listing Agreement agreed to, on the Effective Date will be emailed to you, Signed by the Listing Broker, confirming this Agreement.

ALL OTHER TERMS of the Exclusive Buyer Broker Agreement, not modified by this ADDENDUM shall remain the same.

X _____
(Buyer Signature) Date

ACCEPTED by the Company

by _____
(Lynn C. Fillmore, Principal Broker) Date



Ref 07/29/26

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