



CONSUMER CHOICE AND REFERRAL FEE DISCLOSURE

CONSUMER CHOICE

There are a number of service providers that may come into play in your transaction, including but not limited to, lenders, title insurance services, home inspectors, radon inspectors, mold remediation professionals, well inspectors, septic inspectors, roof inspectors as well as a variety of contractors that may be necessary for opinions, estimates and/or repairs.

Service provider selection is always a consumer's choice. Every consumer should conduct an independent analysis of service provider programs, products, and pricing when choosing a service provider. **The recommendation by a licensee of any service provider is not an endorsement, warranty, or assurance of the service provider's qualifications, performance, or terms and does not create any requirement or obligation to contact or use the suggested service provider.**

For example, a real estate agent may request that you pre-qualify for a mortgage with a specified or preferred home loan provider with whom the real estate agent or their broker has a referral relationship. Even if it is suggested by an agent that you pre-qualify for a mortgage with a specified provider, you are NOT obligated to use that lender to finance the purchase of your home.

Under some referral agreements, individual real estate agents may appear on the referral company's website as someone that may be contacted for more information. Please note that in most cases, where a variety of real estate listings are being compiled by a website and you are requesting additional information, the agent to whom you may be directed to contact is most likely not the listing agent of the property but rather an agent hoping to provide services to you.

REFERRAL FEES

Real estate companies and their affiliated licensees receive referral fees from a variety of sources and where referrals are made between licensed real estate professionals, payment of a fee in connection with the referral may be permissible. These payments are made at the brokerage/company level rather than between individual licensees and are generally established in a referral agreement between the parties. The amount of the referral fee varies as established by the parties.



It is our desire to ensure that you are fully aware of the payment of a referral fee in connection with your real estate transaction and the specific referral fee, if any, being paid on your transaction, will be disclosed to you upon request.

ACKNOWLEDGEMENT

Consumer has been advised to fully investigate all available lender or other service provider options prior to selection. Consumer acknowledges and understands that consumer is not required to use, apply with, or contact any specific lender or other service provider that may have been recommended by consumer’s real estate broker/agent. Consumer acknowledges that referral fees may be paid in connection with Consumer’s transaction and that the details of any referral fee are available upon request. An affiliated business arrangement disclosure will be provided related to settlement services, including lender and title services, if required.

Consumer

Date: _____

Consumer

Date: _____