

Commission Agreement



Date _____

_____ ("**Seller/Lessor**") agrees that
_____ ("**Broker**") may show
and will use diligent effort to:

(Check One):

- sell
- lease

Seller's/Lessor's Property located at _____
_____ (Property),
to _____ (Prospect).

In the event the Property is:

(Check One):

- sold, optioned, contracted to be sold
- leased

to Prospect procured by **Broker**, within _____ days of the date referenced above, **Seller/Lessor** agrees to pay **Broker**:

(Complete One):

- \$ _____
- _____ % of the gross purchase price of the Property.
- _____ % of the gross lease value of a lease executed regarding the Property.
- other _____.

The fee shall be paid to **Broker** by **Seller/Lessor** in the event of sale, at time of closing the sale; or in the event of lease at time of lease execution. **Broker's** fee is due if **Seller** defaults on an executed sales contract with Prospect or if **Seller** agrees with Prospect to cancel an executed sales contract.

Commercial Real Estate Sales Lien Act Disclosure: If the Property is commercial real estate as defined by Section 475.701, Florida Statutes, the following disclosure shall apply:
"The Florida Commercial Real Estate Sales Commission Lien Act provides that when a broker has earned a commission by performing licensed services under a brokerage agreement with you, the broker may claim a lien against your net sales proceeds for the broker's commission. The broker's lien rights under the act cannot be waived before the commission is earned."

Other Provisions: _____

Seller/Lessor

Date

Seller/Lessor

Date

Broker

Brokerage Office

Accepted By

Title

Date