

Utah Addendum To The Real Broker, LLC Independent Contractor Agreement

Real Broker, LLC (Company) makes this addendum a part of the Independent Contractor's Agreement to set forth state specific policies and procedures for an agent affiliating with the Company in the State of Utah (Agent). This addendum supersedes all previous Utah addendums. The Company reserves the right to modify, suspend, or discontinue any of the terms, policies, procedures and/or benefits described in this addendum with proper notice.

CONDUCT OF AGENT

Agent is responsible to review and adhere to all rules set forth by in the Utah Real Estate Code:

https://le.utah.gov/xcode/Title61/Chapter2F/C61-2f_1800010118000101.pdf

EARNEST MONEY

The brokerage trust account does not hold earnest money. Please arrange buyer's selected title company to hold earnest money. Provide written agreement between buyer and seller of this arrangement.

TRANSACTIONS

TRANSACTIONS INVOLVING AGENT OWNED PROPERTIES

-Agent must disclose in writing that they are an active Real Estate Agent when representing themselves or a family member in a purchase or sale of a property.

FORMS FOR TRANSACTIONS

In addition to the state-required buyer forms (Buyer Broker Agreement, Buyer Due Diligence Checklist & Wire Fraud Disclosure), Real Broker LLC requires that a buyer review and sign a For Your Protection: Get a Home Inspection Disclosure and a Mold & Meth Disclosure for ALL purchase transactions including New Constructions.

Wire Fraud Disclosure is required to be signed by the seller in the sale of their property.

COMMISSIONS

Agents are responsible to submit accurate commission information and to review all CDAs to ensure they reflect the current and correct amounts and percentages

ADVERTISING

Agents shall adhere to all rules and regulations set forth by the Utah Division of Real Estate.