

Associated Document for Limited Service Listings

(This form must be included in the uploaded documents for all Limited Service listings)

When submitting a Limited Service Listing to the GNMLS, identified by checking Limited Services Listing in the Agent Information section of the MLS data entry, the listing broker must include this disclosure form indicating which of the services listed below are **NOT** being provided to the seller.

MLS Number: _____

Property Address: _____

Listing Company: _____

Limited Service Listings are Exclusive Agency listing agreements under which the listing broker will NOT provide ONE, or MORE, of the following services:

____ Arrange appointments for cooperating brokers to show listed property to potential purchasers but instead gives cooperating brokers authority to make such appointments directly with the seller(s).

____ Accept and present to the seller(s) offers to purchase procured by cooperating brokers but instead gives cooperating brokers authority to present offers to purchase directly to the seller(s).

____ Advise the seller(s) as to the merits of offers to purchase.

____ Assist the seller(s) in developing, communicating, or presenting counter-offers.

____ Participate on the seller(s) behalf in negotiations leading to the sale of the listed property

____ Schedule and coordinate the closing of the listed property.

____ Order title insurance.

____ Hold earnest money.

____ Other _____

Tab through fields / (Click to remove check if providing the service)

Limited Services Listings will be identified with an appropriate code in GNMLS compilations so potential cooperating brokers will be aware of the extent of the services the listing broker will provide to the seller(s), and any potential for cooperating brokers being asked to provide some or all of these services to listing brokers' clients, prior to initiating efforts to show or sell the property.