

THIS FORM HAS NOT BEEN APPROVED BY THE COLORADO REAL ESTATE COMMISSION.

Grand Junction Area REALTOR® Association

COMING SOON

OFF-MLS LISTING FORM

____ (Seller(s) Initial) I understand that a COMING SOON/OFF-MLS LISTING means that I am thereby substantially limiting the Buyer and Broker exposure on my property rather than receiving the benefit of the MULTIPLE LISTING SERVICE (MLS) and ALL its members that may have active Buyers looking for my property. Potential Buyers may not see my property is for sale. They would have a much higher chance of knowing about this property if it were listed on the MLS where Real Estate professionals actively search for properties on behalf of their Buyers.

____ (Seller(s) Initial) I understand that my property WILL NOT be listed on the MLS and I am specifically directing my Broker to withhold my listing from the MLS. My Broker has discussed the advantages and disadvantages with me.

____ (Seller(s) Initial) I have signed a Colorado Real Estate Commission Approved Exclusive Right-to-Sell Listing Contract.

Cooperative Broker Compensation. Brokerage Firm offers compensation to outside brokerage firms, whose brokers are acting as:

Buyer Agents: ____ % of the gross sales price or \$_____, in U.S. dollars.

Transaction-Brokers: ____ % of the gross sales price or \$_____, in U.S. dollars.

Coming Soon Anticipated Date to be placed on MLS: ____/____/____

Seller Printed Name(s): _____

Property Address: _____

City, State, Zip: _____

The reason I wish to list in this manner is (to be completed by Seller): _____

This form will be submitted to the Grand Junction Area Realtor Association Board Office within 24 hours of the "Begins On" date noted in the Exclusive Right to Sell Listing Contract.

Seller Signature Date

Seller Signature Date

Listing Brokerage Name: _____

Broker Associate Printed Name

Managing Broker Printed Name

Broker Associate Signature Date

Managing Broker Signature Date

Seller withdraws this Addendum and elects to submit their listing to the MLS.

Seller Signature Date

Seller Signature Date