

Addendum to the Exclusive Listing Agreement



Property Address: _____

After you have signed Addendum & Listing Agreement. Contact Gerard or Mary at 490-6400 FAR to enroll in the 16 Day period.

In consideration of the sum of \$2,000 payable to the seller escrow account by Fresno Association of REALTORS® & AFFILIATES Foundation, seller herein agrees to participate in the “First Look” program. The program requires a seller to only consider offers from qualified owner-occupant buyers during the first 16 days of the Exclusive Listing Agreement with day 1 commencing on the day after the effective date of the listing and continue for 16 days thereafter.

Disclaimer: There may be more than 25 sellers enrolled in the program, but only the first 25 successful closings will qualify for the \$2,000 credit at close of escrow. Please consult your tax advisor as to the tax implication of this contribution to your escrow account.

The following conditions must apply:

1. The \$2,000 incentive will be paid only if seller accepts an offer from an owner occupant buyer during the first 16 days of the listing period.
2. Owner occupant buyer must require financing and must be preapproved with desk top underwriting.
3. Any non-owner occupant buyers are to be held until expiration of the 16 day period.
4. Payment will be contingent on closing of the accepted offer and will be credited to seller’s account at the close of escrow.
5. Property must have been owned by the seller for at least 1 year from the date of the listing.
6. Only equity (traditional) sales qualify for this program (excludes REO’s, short sales and new construction).
7. The maximum sales price for this program is \$200,000.
8. Property must be listed as an Active listing in the Fresno MLS within 3 days or less of the listing date.
9. Seller and Buyer must be represented by a REALTOR® Member of the Fresno Association of REALTORS®.
10. Listing agent shall immediately notify FARAF by calling Mary Van Ness or Gerard Lozano at 559-490-6400 upon acceptance of an offer from a qualified buyer. Listing agreement must be submitted with this form. Only the first 25 registered sales that close escrow will receive the \$2,000 credit at close of escrow. In the event there are more than 25, they will be held in a back up position in the order they are received by FARAF.

This program is funded through a grant from the California Association of REALTORS® Housing Affordability Fund to encourage Home ownership.

Seller _____ Date _____

Seller _____ Date _____

Listing Agent _____ Date _____

Listing Broker _____ Date _____

**Disburse form to:
F.A.R.A.F. 6720 N. West Ave.
Phone: 559-490-6400 Fax: 559-490-6464**

Please consult your tax advisor as to the tax implication of this contribution to your escrow account.

Listing Agent Participation and Agreement Form



FARAF First Look Program/Demand

Property address: _____

Disclaimer: There may be more than 25 sellers enrolled in the program, but only the first 25 successful closings will qualify for the \$2,000 credit.

Listing Agent and Broker agree to the following:

1. To promote the FARAF First Look Program to qualifying equity sellers.
2. To list the property with the Fresno MLS within 3 days or less.
3. To place the following statement in the MLS Agent Remarks: **“This property is being offered in compliance with the Fresno Association of REALTORS® and AFFILIATES Foundation (FARAF) First Look Program. Seller will only consider offers from qualified owner occupant buyers until _____ (date certain – ie 16 days after listing date). Other offers will be presented after expiration of the First Look time deadline shown above. Buyers agent to contribute \$100 to FARAF.**
4. **Listing agent to contribute \$100 in escrow at close of escrow to FARAF.**
5. Notify FARAF immediately by calling Mary Van Ness or Gerard Lozano at 559-490-6400 upon acceptance of a qualifying offer in order to reserve **\$2,000 credit to the seller at close of escrow.** Both listing agent and selling agent must be REALTOR® members of the Fresno Association of REALTORS®.

Listing Agent _____ Date _____

Listing Broker _____ Date _____

Selling Agent Participation and Agreement Form

In consideration for FARAF and Seller providing a First Look Program for the benefit of the owner occupant buyer, **selling agent agrees to contribute \$100 to the Fresno Association of REALTORS® and Affiliates Foundation.** Said contribution is to paid through escrow at closing. This authorization constitutes an instruction to escrow to make said payment directly to *FARAF (address below) from the selling agent commission.

Buyer's Agent _____ Date _____

Buyer's Broker _____ Date _____

*Check made payable to and delivered to escrow prior to close of escrow:

Fresno Association of REALTORS® & Affiliates Foundation (FARAF)
6720 N. West
Fresno, CA 93711

Disbursement of this form to FARAF (Fax 559-490-6464) by Listing Agent, Buyers Agent and Title Company.

Please consult your tax advisor as to the tax implication of this contribution to your escrow account.