

Mayo Auction & Realty

16513 Cornerstone Dr.

Belton, MO 64012

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Broker Participation Form - Terms & Conditions

A commission, determined by the purchasing bidder's winning bid, will be paid to the broker or salesperson's broker whose prospect (bidder) pays for and settles on the property.

To qualify, the broker or salesperson must submit this form by email or fax to Mayo Auction & Realty prior to the auction ending or by 4:00pm the day of the auction whichever is sooner.

It is the responsibility of the broker/salesperson to ensure this form has been received by Mayo Auction & Realty.

The bidder must also submit the Buyer Registration form and complete the online registration process to be qualified to bid.

Commissions paid to the participating broker accordingly:

Broker earns 3% on purchasing bidder's winning bid.

- No broker/salesperson will be recognized on a bidder who has contacted or been contacted by the seller or Mayo Auction & Realty staff.
- No commissions will be paid to any broker/salesperson participating in the purchase of the property (An affidavit may be required that the broker/salesperson is not a principle in the purchase).
- No oral registrations will be accepted.
- Announcements day of auction take precedence over any prior, written and/or oral information.
- No exceptions to the above conditions.

The undersigned hereby certify and agree to the following terms and conditions:

1. Commission will be paid to broker/salesperson upon closing and receipt of monies by Mayo Auction & Realty, provided undersigned buyer is the successful bidder on the property described herein as **6448 Colletta Dr; St. Louis, MO 63139** to be offered at auction on **May 15, 2017**.
2. Commission paid to broker/salesperson representing primary bidder only.
3. Commission paid only to broker/salesperson whose bidder is primary buyer, purchasing the day of auction.
4. Broker/salesperson and buyer, by placing their signatures below, certify they have inspected the subject property to their satisfaction for their intended uses, and understand and agree to all of the terms and conditions for this auction.
5. No commission will be paid to any broker/salesperson participating in the purchase of the property as a principal.
6. Broker/salesperson and buyer hereby attest that broker/salesperson is serving as agent for the buyer and not as a principal involved in the purchase of the property.
7. Buyer acknowledges that Mayo Auction & Realty represents the seller only in this transaction.
8. Buyer acknowledges they are purchasing the real estate in "As - Is" condition with a clear, marketable and insurable title being the only guarantee, and that the buyer has been given all opportunities to inspect the property prior to bidding.

Dated this _____ day of _____, 2017

Buyer's Name(Print) _____ Buyer's Signature _____
Brokerage Company Name _____ Address _____
Broker/Salesperson Name _____ Phone # _____
Broker/Salesperson Signature _____
Lic. # _____

This formed may be emailed to Linda@AuctionByMayo.com, faxed to 877-266-0644 or mailed to the address above.