



PAREB-CEBU REALTORS BOARD, INC

Cebu Chamber of Commerce & Industry
2nd Flr., CCCI Center, cor. 11th & 13th Ave., NRA, Cebu City
Tel. No. 2323940 ; Telefax No. 2323959



Form 2

LISTING AGREEMENT

EXCLUSIVE

1. In consideration of your agreement to use your professional efforts to find a purchaser for the property situated in _____ as described as follows:
Legal description: _____
LOCATION OF THE PROPERTY: _____
DESCRIPTION: Block No. _____ Lot No. _____ TCT No. _____
Area of the Property: _____ Square Meters more or less
Improvements: _____
Included in the sale: _____

Street Address: _____
The undersigned owner/owners hereby give you for a period of _____ from this date the sole right and authority to find a purchaser for said property at the following price and terms, or at any other price and terms acceptable to the undersigned owner/owners, to-wit:

Sale Price: _____
Terms: _____

2. Upon finding a purchaser for said property, the undersigned owner/owners agree to enter into a written contract with purchaser on a form the same as or similar to the CEREB Board of Realtors standard purchase and sale contract.
3. For finding a purchaser ready, willing and able to purchase the above property, the undersigned owner/owners jointly and severally agree to pay you a brokerage fee of _____% of the total contract price of the said property, the said fee to be paid you whether the purchaser is found by you or by the undersigned owner/owners or by other person, at the price and upon the terms set forth above, or at any price or terms acceptable to the undersigned, or if the undersigned agree to sell or exchange said property within _____ next after the termination of this agency. In exchange of this property, permission is given you, by the undersigned owner/owners, to represent and receive brokerage fees.
4. If the property herein concerned is a single family residence , and said property is leased during the term of this agreement, it is understood and agreed by the undersigned owner/ owners that a brokerage fee of _____ for such leasing shall be paid to you , the listing broker.
5. (A) To immediately refer to you for attention all inquiries relative to said relative to said property.



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- (B) To make said property available for showing at reasonable hours.
 - (C) To close and/ or give occupancy within _____ from the execution of Purchase and Sales Contract.
 - (D) To furnish a complete Abstract of Title to the property brought to date showing a marketable and insurable title thereto. Upon finding a purchaser for the property, the usual and customary practice for the examination, curing title and for closing the transaction shall apply. We agree to execute and deliver to the purchaser a good and sufficient warranty deed with dower rights, if any, released, free and clear of all liens and encumbrances except those which the purchaser shall assume as part of the purchase price and which are specifically detailed above. That notwithstanding the expiration of this authority you shall be entitled to your commission in case your buyer or buyers whom you registered with us buys the above property.
 - (E) We further grant the herein named broker the sole right, for the duration of this agreement , to install and display a real estate sign on our herein described property in keeping with all Metro and City Ordinances currently in effect.
1. As our broker , you are authorized to act as escrow agent at such time as a Purchase and Sale Contract is drawn.
 2. It is hereby certified that we are the owner/owners of the property described above.

Witnesses:

Sole Owner () Joint Owner ()

Signature over printed name

Accepted by:

By _____
As Realtor

CEREB MLS