

Performance Warranty:

This is an agreement between listing Licensee, Rod Stone of Dynamic Properties and Owners _____ of _____ . Listing Licensee, Rod Stone and Owners so noted above, mutually enter into this Performance Warranty Agreement and agree to the following Activities and Responsibilities to be performed by each within the time period beginning _____ and ending _____.

Licensee:

To update and give a progress report at least two times a month by phone, email or in person;

Place your property in the Alaska Multiple Listing Service within two days of listing activation;

Distribute Property information flyer to all major Anchorage real estate firms and top producing Realtors;

Place "For Sale" yard sign within three days of listing activation; Take extensive digital pictures of property to be make available to prospective buyers;

Propose financing alternatives as the market changes to allow your property to appeal to the broadest market place;

Advertise your property in the local newspaper and or any of the real estate magazine publications;

To pre-qualify your prospective buyers before showing your property, to include questioning other Licensees' about their clients' qualifications;

Create a property information package for hand out to prospective buyers;

To advertise your property on the web, to include Licensees' personal web page and the web page of Alaska Real Estate;

To give seller feed back of prospective buyers' comments;

To advise seller of any changes in the real estate market that affects owners' selling position;

To manage scheduled showings in such a manner as to give owners ample lead time to prepare.

Owners:

To present property to prospective buyers in the best condition as possible;

To let listing Licensee know of any changes, to include desire to sell, price/terms changes, or any other changes that may affect the sale of said property;

To be available to allow a prospective buyer to view property as needed;

To leave the property when there is a scheduled showing;

To reevaluate price and terms if it becomes apparent that we are not appealing to protective buyers because market conditions dictates that property is now over priced.

It is agreed that if at any time during the listing period, if either party is dissatisfied with the other party's performance relating to agreed upon Activities and Responsibilities, the dissatisfied party may give notice to terminate said listing based on noted deficiencies. If noted deficiencies are not corrected within fifteen days than listing agreement dated _____ can be terminated!

All other terms and agreements are outlined in Listing Agreement.

Seller _____ Date _____

Seller _____ Date _____

Licensee _____ Date _____