

BROKER REGISTRATION AGREEMENT

Modoc County, CA | Auction July 14

Broker participation is welcomed. You must be a licensed Real Estate broker and complete this form.

A cooperating commission of 3% of the high bid price will be paid to the licensed California real estate broker whose prospect pays and closes on the property. To qualify for a cooperating commission, the real estate broker must:

- (a) be a licensed California real estate broker
- (b) first register the prospect by completing this form and returning it by email to tcCook@tranzon.com or by fax to 949.727.9022, no later than July 13, 2020 at 10:00 AM PT. This registration form must be (1) signed by the prospect and (2) be received before any inspection of the property by the prospect;
- (c) assist the bidder with due diligence and bidding.

Each agent must submit a copy of the form when their prospect registers for the auction. A complete registration file on all prospects will be maintained. No broker will be recognized on a prospect who has previously contacted or been contacted by the Sellers or their representatives. Cooperating commission will only be earned and paid upon bankruptcy court approval, closing and receipt of commissions by Auctioneer.. No cooperating commission will be paid if the agent or a member of his immediate family is participating in the purchase of the property and an affidavit may be required that the agent is serving only as broker and not as a principal. It is understood and agreed that if for any reason whatsoever the sale is not finally closed, including acts, omissions, or negligence on the part of the Seller and/or Auctioneer, Auctioneer and Seller are relieved from any and all liability, claim or charge whatsoever, and no cooperating commission or other compensation shall be due or payable. If Buyer defaults under the Purchase Agreement and the deposit is forfeited by Buyer (as defined in the Purchase Agreement), or any portion thereof, or Buyer pays or becomes liable for damages to Seller, broker shall not be entitled to any portion of such forfeited deposit(s) or damages. In the event a commission reduction is required to consummate a sale, registered broker's commission may be reduced proportionately.

NO EXCEPTIONS TO THE ABOVE REGISTRATION PROCEDURE WILL BE MADE.

BROKER LAST NAME _____ FIRST _____

COMPANY'S NAME _____

ADDRESS _____

CITY _____ STATE _____ ZIP _____

TELEPHONE () _____ FAX () _____

E-MAIL _____

BROKER'S LICENSE NUMBER _____

I have read and agree to the above terms and conditions regarding the Broker Registration and would like to be a Registered Broker. I understand that this application and my registration pertain only to the sale of the property listed above.

BROKER SIGNATURE _____ DATE _____

AGENT SIGNATURE _____ DATE _____

PROSPECT NAME _____ DATE _____

PROSPECT SIGNATURE _____ DATE _____

This form must be received by Tranzon Asset Strategies by July 13, 2020 at 10:00 AM PT.



Phone: 949.727.9011 Fax: 949.727.9022 Email: tcCook@tranzon.com