

DUAL AGENCY CONSENT AGREEMENT

Property Address: _____

Seller(s): _____

Buyer(s): _____

1. This Dual Agency Consent Agreement is an addendum to and made part of (Check all that apply):
 Listing Agreement dated _____ between Brokerage Firm and Seller.
 Buyer Agency agreement dated _____ between Brokerage Firm and Buyer.

2. Seller and Buyer hereby acknowledge and agree that BLANKET REAL ESTATE is representing both Buyer and Seller in the purchase and sale of the above referenced property and that BLANKET REAL ESTATE has been and is now the Agent of both Seller and Buyer. Seller and Buyer have both consented to and hereby confirm their consent to this dual representation.

3. Seller and Buyer agree:

(A) BLANKET REAL ESTATE shall not be required to and shall not disclose to either Buyer or Seller any personal, financial or other confidential information to the other party without the express written consent of that party other than information related to material property defects which are known to BLANKET REAL ESTATE and other information BLANKET REAL ESTATE is required by law to disclose.

(B) BLANKET REAL ESTATE may not disclose:

1. To the Buyer that the Seller will accept less than the asking or listed price, unless otherwise instructed by the Seller;
2. To the Seller that the Buyer can or will pay a price greater than the price submitted in a written offer to the Seller, unless otherwise instructed by the Buyer;
3. The motivation of the Seller or Buyer for selling, buying or leasing property, unless otherwise instructed by the respective party or;
4. That a Seller or Buyer will agree to financing terms other than those offered, unless instructed by the respective party.

(C) BLANKET REAL ESTATE shall not represent the interests of one party to the exclusion or detriment of the interest of the other party.

4. Property information available through the Multiple Listing Service or otherwise, including listed and sold properties, which has been requested by either the Seller or the Buyer shall be disclosed to both Seller and Buyer.

5. Both parties understand and agree that BLANKET REAL ESTATE may collect a commission or fee from the Seller or from the Buyer or both, and BLANKET REAL ESTATE will collect a fee:

From the BUYER - (YES) (NO) From the SELLER - (YES) (NO)

6. Both parties are advised to seek competent legal and tax advice with regard to this transaction, and with regard to all documents executed in connection with this transaction, including this Dual Agency Consent Agreement.

I HAVE READ AND UNDERSTAND THE ABOVE AGREEMENT

BUYER	SELLER	BLANKET REAL ESTATE
_____	_____	_____
_____	_____	_____
_____	_____	_____
Date	Date	Date