

# First International Real Estate Corp.

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## Transaction Broker Notice

**FLORIDA LAW REQUIRES THAT REAL ESTATE LICENSEES OPERATING AS TRANSACTION BROKERS, DISCLOSE TO BUYERS AND SELLERS THEIR ROLE AND DUTIES IN PROVIDING LIMITED REPRESENTATION.**

As a transaction broker, First International Real Estate Corp and Associates, provide to you a limited form or representation that includes the following:

1. Dealing honestly and fairly;
2. Accounting for all funds;
3. Using skills care and diligence in the transaction
4. Disclosing all known facts that materially affect the value of the real property and are not readily observably to the buyer.
5. Presenting all offers and counteroffers in a timely manner, unless a party has previously directed the licensee otherwise in writing.
6. Limited confidentiality, unless waived in writing by a party. This limited confidentiality will prevent disclosure that the seller will accept a price less than the asking or listed price, that the buyer will pay a price greater than the price submitted in a written offer, or the motivation of any party for selling or buying property, that a seller or buyer will agree to financing terms other than those offered, or any other information by a party to remain confidential; and
7. Any additional duties that are entered into by separate written agreement.

Limited representation means that a buyer or seller is not responsible for the acts of the licensee. Additionally parties are giving up their rights to the undivided loyalty from the licensee. This aspect of limited representation **allows the licensee to facilitate a transaction by assisting both the buyer and the seller**, but licensee will not work to represent one party to the detriment of the other party.

Date: \_\_\_\_\_

\_\_\_\_\_  
(Buyer Signature)

\_\_\_\_\_  
(Buyer Signature)

\_\_\_\_\_  
(Printed Name)

\_\_\_\_\_  
(Printed Name)

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