

Office Exclusive Seller Disclosure Form



Office Name _____
(Print)

Office City _____ MLS Office Code _____

Agent Name _____
(Print)

Owner Name _____
(Print)

Address _____

Listing Date _____ Office Exclusive Expiration Date _____

This form is used to document your decision, as the Owner, to limit marketing of your property via an Office Exclusive. While the purpose of the multiple listing service ("MLS") is to facilitate cooperation between MLS brokers and their agents to successfully bring sellers and buyers together, there are circumstances under which the property owner(s) may seek anonymity/privacy and instruct their broker to withhold their property from the MLS. By signing this form, you, as the property Owner, are notifying the MLS that you have instructed your broker to keep your property off the MLS and prohibit public marketing.

Each year, the OneKey MLS system facilitates real estate transactions for more than 60,000 properties, representing over \$34 billion in value. Withholding your property from OneKey MLS:

- Prevents your property from being exposed to the full market of over 40,000 agents and their buyers;
- Eliminates the ongoing benefit of 24/7 advertising to all potential buyers;
- Limits marketing to exclusively to those agents affiliated with your broker;
- Prohibits public advertising of your property;
- Keeps your property off public websites and apps, including your broker's, where buyers actively search.

Under MLS rules and regulations, any public marketing of your property while an Office Exclusive will trigger the requirement that the property be entered into the MLS within one (1) business day and will be distributed to other MLS brokers. Public marketing includes, but is not limited to, flyers displayed in windows, yard signs, marketing on public facing websites and applications, all social media platforms public or private, broker website displays (including IDX and VOW), digital communications marketing (email or text blasts, or automated voice calls / messaging), and multi-brokerage listing sharing networks.

By signing below, as the property Owner(s), you elect to withhold your property from the MLS and certify that you have read this form, made this election voluntarily, and understand that you are forfeiting the marketing advantages outlined above. You further acknowledge that any public marketing of your property will require entry into the MLS within one (1) business day. This Office Exclusive listing exclusion may be withdrawn by your broker at any time and placed in the MLS upon your authorization.

BY: _____
(Owner) (Owner) (Date)

Authorized Firm Representative _____
(Print Name)

Authorized Firm Representative _____
(Signature) (Date)

Note: Office Exclusive listings shall be submitted to the MLS before midnight of the day after the Listing Date, along with a copy of this duly signed Office Exclusive Seller Disclosure Form.