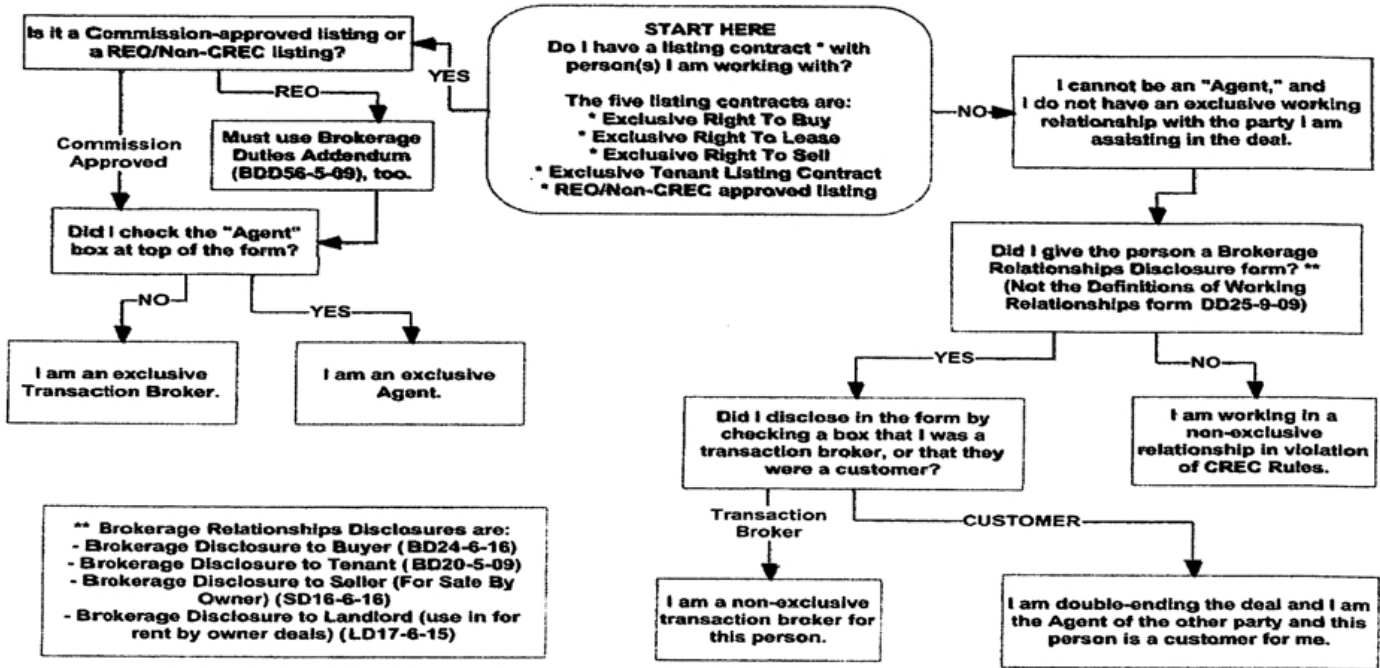


BROKERAGE RELATIONSHIP DISCLOSURE IN A NUTSHELL



**** Brokerage Relationships Disclosures are:**

- Brokerage Disclosure to Buyer (BD24-6-16)
- Brokerage Disclosure to Tenant (BD20-5-09)
- Brokerage Disclosure to Seller (For Sale By Owner) (SD16-6-16)
- Brokerage Disclosure to Landlord (use in for rent by owner deals) (LD17-6-15)

OTHER DISCLOSURES:

- Dual Status Disclosure (if acting as real estate broker and mortgage loan originator) (DSD17-1-09)
- Brokerage Duties Addendum To Property Management Agreement for property managers (BDA55-5-09)
- Affiliated Business Disclosure (if employing broker or firm has an affiliated business)

Per Rule E-35, the written disclosure to the public must be made prior to providing brokerage services (In other words, brokers must do the written disclosure up front.

Brokers must act in accordance with their disclosed brokerage relationship, e.g., neutral if a TB and as an advocate if an agent.