

TRILLIUMWEST REAL ESTATE BROKERAGE LTD., AND THE LEGAL UNDERSIGNED SELLERS OF THE PROPERTY KNOWN AS _____ IN _____, ONTARIO (THE "SUBJECT PROPERTY")

GETTING THROUGH THE DOOR

When listing your home for sale, TrilliumWest and fellow licensed and insured Realtors® will require access to your property. While we approve of the enhanced security measures and digital tracking provided by electronic lockboxes, there are some issues you should be aware of.

Some things to be aware of as a home owner;

- The lockbox may be broken into to gain access to the property, which could result in theft or damage to the property;
- An unauthorized person could use the lockbox to enter the property by breaking into the lockbox;
- Keys may be lost or the lockbox may be improperly closed, allowing unauthorized access to the property;
- Use of a lockbox on the property may void or limit coverage under the seller's property insurance policy.

We encourage you to discuss any concerns you may have with your insurance provider.

I PROVIDE CONSENT FOR TRILLIUMWEST TO INSTALL AN ELECTRONIC LOCKBOX ON THE PROPERTY

I PROVIDE CONSENT FOR ONE DAY CODES TO BE PROVIDED

I DO NOT PROVIDE CONSENT FOR ONE DAY CODES TO BE PROVIDED

I PROVIDE CONSENT FOR TRILLIUMWEST TO INSTALL A NON-ELECTRONIC LOCKBOX ON THE PROPERTY

WE WOULD PREFER A KEY TO BE PICKED UP FROM THE TRILLIUMWEST OFFICE

CONSENT TO MARKET ACKNOWLEDGMENT

The Undersigned Acknowledges and Accepts that TrilliumWest Real Estate Brokerage Ltd. will require certain images, details and descriptions of both the interior and exterior of the subject property for the purposes of marketing a property for sale. The Undersigned further releases TrilliumWest or any of its Independent Contractors from any liability as a result of presentation of marketing content publicly accessible forums, including the internet.

Marketing content may include, but are not limited to;

- photography of the subject property and its contents;
- video of the subject property and its contents;
- detailed descriptions of the subject property and its contents

The above content acquired may be utilized, but not limited to, the following marketing efforts;

- images placed on TrilliumWest or designate owned and operated websites;
- images placed on promotional websites not owned by TrilliumWest;
- images placed on TrilliumWest or designate owned and operated social media platforms;
- video of the subject property and its contents;
- detailed descriptions of the subject property and its contents

The undersigned jointly and severally covenant that they will indemnify TrilliumWest or its Independent Contractors from any and all claims resulting from any loss to the property or any chattel located thereon, whether the loss occurs directly or indirectly as a result of the above stated marketing efforts.

DIGITAL COMMUNICATION WAIVER

We would like to communicate with you, not only during your real estate transaction, but after you have had an opportunity to work with TrilliumWest for your current transaction(s).

Some reasons we may choose to contact you directly include;

- Providing information from our office on your current real estate transactions;
- Sending digital copies of your transaction documentation;
- Keeping you informed after your transactions once a month with our TrilliumWest Market Review (opt-out option is always available to you)

The TW Market Review is designed to be a short and informative monthly update delivered to your email in-box. The goal is to keep our current and past clients updated on changing market conditions, news and information that we consider to be important in the local real estate landscape. In accordance with Canada's Anti-Spam Legislation, we require your consent to communicate with you through email with our monthly TW Market Review.

I WOULD LIKE TO CONTINUE TO STAY IN TOUCH AND INFORMED BY RECEIVING THE MONTHLY TW MARKET REVIEW

I DO NOT CONSENT TO RECEIVING THE MONTHLY TW MARKET REVIEW

CONDITIONAL SALES CONTRACT ACKNOWLEDGMENT

The Undersigned Acknowledges and Accepts that TrilliumWest Real Estate Brokerage Ltd or its designate has explained and cautioned the undersigned as to the difference between rental and lease to own as it may apply to fixtures and chattels that may remain with the subject property.

Specifically, a Buyer may through a signed agreement;

- agree and request to assume the rental of a fixture;
- decline and/or refuse to assume any fixture or chattel that is actually under contract as a rental, rent to own, lease, or lease to own; Conditional or assignable sales contracts of any kind for any fixtures, chattels or inclusions contained herein that are to remain after a completion of a sale for the subject property, but are not requested to be assumed by the Buyer will be paid out or discharged in full, prior to closing at the Seller's sole cost and expense.

The Undersigned Seller further acknowledges that TrilliumWest Real Estate Brokerage Ltd or its designate has;

- advised the Undersigned Seller to fully ascertain all contracts that the Seller may have signed from any company or supplier for any related fixtures or chattels on the property to fully comprehend what conditions or costs may exist if the Buyer chooses not to accept.
- recommend that the Undersigned Seller seek legal advice prior to the acceptance of any such agreement if uncertain as to the terms of any contracts.

VERIFICATION OF INFORMATION

The Seller authorizes the Listing Brokerage to obtain any information affecting the Property from any regulatory authorities, governments, mortgagees or others and the Seller agrees to execute and deliver such further authorizations in this regard as may be reasonably required. The Seller hereby authorizes, instructs and directs the above noted regulatory authorities, governments, mortgagees or others to release any and all information to the Listing Brokerage

The Undersigned Sellers acknowledge receiving a copy with acknowledgement dated

THIS DAY OF 20

WITNESS WITNESS

SELLER SELLER

EMAIL EMAIL