HOLD HARMLESS AGREEMENT

_____ _____

BROKERAGE LISTING AGENT

The undersigned parties (sellers) agree to seek independent Counsel pertaining to sale of their home, land, real property in the matters of state and federal taxes and legal implications. The undersigned sellers shall contact the appropriate real estate attorney and or certified public accountant to obtain qualified counsel relating to implications of and questions about selling the below mentioned real property:

Property Address: _____

City, State and Zip: _____

The undersigned further agree that there have been no guarantees or promises of sale made to them by the listing agent or brokerage above. It has been explained to them, and they agree to as much below, that in a changing real estate market Brokers and agents can make no warranties implied or otherwise as to time to sale, sale price, and probability of sale of any property. Any information that the listing agent has presented to the seller is to assist the seller in making an educated decision in the sale of their home but in no way should preclude the seller from seeking professional legal as well as tax advice. It is expressly suggested that the seller do both.

IN SIGNING THIS RELEASE, I (we) ACKNOWLEDGE AND REPRESENT THAT I (we) have read the forgoing Waiver of Liability and Hold Harmless Agreement, understand it and sign if voluntarily as my (our) own free act and deed; no oral representations, statements or inducements, apart from the foregoing written agreement, have been made; I (we) am at least eighteen (18) years of age, and fully competent; and I (we) execute the Release for full, adequate and complete consideration fully intending to be bound by same.

IN WITNESS HEREOF, I (we) have hereunto set my hand and seal on this _____ Day of_____ 20__ .

_____ _____

Seller's Signature Date Seller's Signature Date

_____ _____

Print Seller's Name Print Seller's Name