



Commitment Between Cricket Yee and Buyer Client

My expectation is:

- That I will help you purchase your next home.

My Commitment is:

- I will consult you and listen very carefully to everything concerning the purchase of your home
- I will ask questions until I am certain that I am clear about your needs
- I will be absolutely truthful with you at all times
- I will always put your best interest in front of mine
- I will do the right thing in all situations

My Obligations to you are:

- Locate properties that meet your specified criteria
- Present offers and counter offers authorized by you and assist you in negotiating the best outcome
- Assist you with the financing process from pre-approval to close
- Order reports and schedule meetings and appointments with vendors
- Deliver and explain to you all details of the purchase contract, disclosures and all other information concerning your purchase
- Facilitate the escrow process, including assisting your negotiations with the seller

Your Obligations:

- Provide detailed feedback throughout the process and try to view properties in a timely manner.
- Obtain a pre-approval letter before we look at homes so that you will be in a position to write an offer as soon as we find a property you want
- To not work with any other agents to write an offer on your behalf on any property

My fee to you is:

- Nothing. The Seller pays the commission from the proceeds of the sale. You receive the knowledge, experience, services and protection from a licensed Realtor for free.

My only request is your commitment to work exclusively with me for a period of 60 days and then, if you are completely satisfied, to continue until you have closed escrow on your new home.