



OAK PARK AREA ASSOCIATION OF REALTORS®
PRIVATE LISTING ADDENDUM



1 To be used as an addendum to Exclusive Marketing Agreement ("Agreement") dated _____ 20, ____ by
2 and between: _____ (Seller/Landlord) and _____ (Brokerage)
3 for property located at _____ ("Property").

4 A seller may market its real estate in Midwest Real Estate Data ("MRED")'s multiple listing service ("MLS") as a Private Listing. A Private
5 Listing is a tool that allows a seller to limit the scope of its real estate's marketing exposure. Use of a Private Listing may lead to a sale or may
6 simply be a step in the sale process.

7 Marketing activities associated with a Private Listing reach a limited pool of potential buyers. As a result, a seller may not
8 obtain the maximum price or optimal terms for the sale of seller's real estate. Real estate that is under contract before it
9 becomes "active" in MRED's MLS or other listing services (hereinafter referred to as the "Services"), has not had the
10 benefit of being fully exposed to the open market.

11 Seller hereby grants Brokerage the authority to list Seller's Property as a Private Listing and understands that such listing will limit the scope of
12 marketing for the Property.

13 All properties listed as a Private Listing are subject to the Illinois Real Estate License Act of 2000, as amended, and any and all applicable local,
14 state or federal laws or regulations related to the sale of real estate, and require a valid signed Exclusive Brokerage Agreement. Seller
15 acknowledges that Brokerage has obligations under applicable rules and regulations as a condition of placing Seller's Property as a Private
16 Listing. Any change in the Property's status (including but not limited to: execution of contract, reactivation, cancellation of contract,
17 etc.) while as a Private Listing must be reported to MRED within forty-eight (48) hours.

18 Seller further acknowledges during this marketing stage, information about Seller's Property will not be transmitted through the Services used
19 by the public to search for property listings.

20 Acknowledging the foregoing, the parties hereby agree and Seller authorizes Brokerage to engage in marketing activities described herein and
21 as set forth below.

22 Initial all marketing activities that Brokerage is authorized to conduct:

23 _____/_____ Place a "Yard Sign" and any appropriate sign riders on the Property. Seller understands that property must be submitted
24 as a Private Listing within twenty-four (24) hours of any public marketing.

25
26 _____/_____ Place advertisements and conduct other marketing activities. Seller understands that property must be submitted
27 as a Private Listing within twenty-four (24) hours of any public marketing.

28 _____/_____ Show the Property to prospective buyers and/or their brokers, or
29 [CHOOSE ONLY ONE] Do not show the Property to ANY prospective buyers and/or their brokers (including listing brokerage).

30 _____/_____ Property will be submitted as a Private Listing within forty-eight (48) hours of the effective date OR within
31 [CHOOSE ONLY ONE] twenty-four (24) hours of any public marketing and:

- 32 Will remain as a Private Listing until written direction of the Seller is received, and then converted to a standard listing.
33 Will be converted to a standard listing on _____, 20____.
34 Will remain as a Private Listing until expiration of the Agreement.

35 All terms of the Exclusive Marketing Agreement shall remain unchanged and in full force and effect, except as amended herein.

36 _____
37 Designated Managing Broker (Print) Seller (Signature)

38 _____
39 Designated Managing Broker (Signature) Seller (Signature)

40 _____
41 Date Date

42 _____
43 Designated Agent (Signature)

44 _____
45 Date