

Buyer Service Agreement



The Hilton Team's Commitment to You

- 1) Provide our professional services to you on a full-time basis!
- 2) Communicate to you responsibly, honestly, and frequently.
- 3) Counsel and explain all pertinent Real Estate Documents.
- 4) Scour the market daily and know what's available in your criteria.
- 5) Utilize every resource in searching for available properties.
- 6) Perform a Comprehensive Market Analysis on every home of interest.
- 7) Show you properties you have selected to preview.
- 8) Assist you in arranging financing and you get preapproved now.
- 9) Review and counsel you on all offers, counteroffers, and multiple offers.
- 10) Professionally present your offer and negotiate to your benefit!
- 11) Provide an environment where you are never SOLD but you can always buy... with no pressure.
- 12) Coordinate inspections: termite, contractors, well, septic and roof, etc.
- 13) Oversee paperwork and deadlines throughout the transaction, escrow and closing.
- 14) Hand You the Keys to Your New Home!

I agree to work with you and your family in a cooperative effort for the next _____ days to locate and purchase a new home.

The Hilton Team _____ Date _____

Your Commitment to Us

The Hilton Team has explained in depth the advantages of working with them as our agent. For us to receive these benefits, we commit to the following:

- 1) To communicate responsibly and honestly.
- 2) To willingly provide pertinent information as needed.
- 3) To promptly inform me of changes in timing, requirements or other critical information which affect your service commitment to me.
- 4) To submit all lender required information immediately to obtain pre-approval for your loan. Or Provide Proof of Funds from bank or other financial institution.
- 5) To enter contracts in good faith and make every effort to adhere to all negotiated contingencies, terms and conditions.
- 6) To consult professionals when advised by The Hilton Team. Including but not limited to matters regarding law, tax, financing, surveying, structural conditions, hazardous materials, and engineering. Buyer acknowledges and agrees that The Hilton Team does not warrant or guarantee any referrals for services or products.
- 7) To inform all real estate agents that you are represented The Hilton Team @ Jones and Co Realty.
- 8) Buyer understands that compensation is paid to The Hilton Team for services performed as follows:
 - \$499.00 Brokerage Fee for Administrative Costs is required on each transaction. This is charged at closing.
 - ___% minimum of purchase price. This compensation is typically paid in full by the seller. If you find an off-market property or For Sale By Owner, please tell us so we may negotiate on your behalf.

I agree to work solely with **The Hilton Team @ Jones and Co Realty** for the next _____ days in a cooperative effort to locate and purchase a home. All contracts shall be written by The Hilton Team and presented so that my interest and those of my family can best be protected.

Buyer _____ Buyer _____ Date _____