

EXCLUSIVE AUTHORIZATION AND RIGHT TO SELL OR LEASE (eXp Commercial®)

This agreement (“**Agreement**”) is designed to allow a seller or landlord to engage a qualified, licensed professional for the purpose of obtaining listing and marketing services, and receiving contract negotiation and advocacy services, throughout the entire real estate listing and sale or leasing process for the real property described below (“**Property**”). The undersigned seller or landlord (“**Seller/Landlord**”) grants the undersigned brokerage firm (“**Broker**”) the exclusive right to lease or sell the Property for the Term.

1. **PROPERTY.** The Property to be sold or leased under this Agreement is as follows:
 Street Address: 2902 South Island Road
 City, County, State, Zip Code: Georgetown, SC 29440
 Identification (for ex: Legal Description, Tax ID # or Parcel # or Lot, Block): _____
Parcel Number 05-0052-009-00-00
13,234 Freestanding Building

2. **LENGTH AND TYPE OF AGREEMENT.** This Agreement shall begin on December 16, 2025, and will automatically end on June 30, 2026 (at 11:59 p.m., in the Property’s time-zone) or upon the closing or termination of any then-pending transaction involving the Property, whichever is later (“**Term**”).
 The Property will be listed (*check all that apply*): For Sale; and/or For Lease

3. **AGENCY DISCLOSURE.** The agency relationship between Seller/Landlord and Broker determines how Broker will work on Seller’s/Landlord’s behalf. Broker’s agency relationship with Seller/Landlord is disclosed and documented in a separate disclosure/form.

4. **LISTING PRICE/LEASE RATE.** The listing price/lease rate (“**Listing Price/Lease Rate**”) shall be \$ \$650,000 Sale or \$12,000 NNN per month Lease. Any adjustment to the Listing Price/Lease Rate shall be agreed upon in writing between Seller/Landlord and Broker.

Notice: The amount or rate of real estate commissions is not fixed by law. They are set by each broker individually and may be negotiable between Seller/Landlord and Broker.

5. **LISTING BROKER COMPENSATION.** Broker will earn compensation (“**Listing Broker Compensation**”) when a sale or lease of the Property has been completed, regardless of who has found the buyer or tenant (“**Buyer/Tenant**”). Listing Broker Compensation shall be paid by Seller/Landlord, in U.S. funds, at the time of, and as a condition of, sale completion, or upon mutual execution and delivery of a lease agreement (or as otherwise negotiated between the parties per the attached addendum). This Agreement shall serve as escrow instructions. Listing Broker Compensation is (*check all that apply*):

<p><u>For Sale:</u></p> <p><input type="checkbox"/> Exactly \$ _____; or</p> <p><input checked="" type="checkbox"/> <u>3%</u> % of the gross purchase price of the Property, as reflected on the final settlement statement; or</p> <p><input type="checkbox"/> Other: _____</p>	<p><u>For Lease:</u></p> <p><input type="checkbox"/> Exactly \$ _____; or</p> <p><input checked="" type="checkbox"/> <u>3</u> % of the gross rental amount over the initial term, as reflected in the signed lease agreement; or</p> <p><input type="checkbox"/> Other: _____</p>
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Unrepresented Buyer/Tenant. If Buyer/Tenant is not represented by a broker (“**Buyer’s/Tenant’s Broker**”), then Broker (eXp) assumes additional liability and paperwork responsibilities. In this scenario, Broker (eXp) will not represent Buyer/Tenant, but will facilitate the completion of necessary forms and ensure fair treatment of all parties. In this situation, the Listing Broker Compensation shall be: (i) for a sale, exactly \$ _____; or 3.5 % of the gross purchase price of the Property, as reflected on the final settlement statement, and/or (ii) for a lease, exactly \$ _____; or 3.5 % of the gross rental amount over the initial term, as reflected in the signed lease agreement.

Created by David Newman with SkySlope® Forms

Buyer/Tenant Prospect List. If, within fifteen (15) days after expiration or early cancellation of this Agreement, Broker submits to Seller/Landlord a written list of prospective Buyer's/Tenant's who viewed the Property during the Term, and any prospective Buyer's/Tenant's on that written list go under contract to purchase or lease the Property within ninety (90) days after the Term, then Broker will earn and receive Listing Broker Compensation from Seller/Landlord in accordance with Section 5. Further, if negotiations with any prospective Buyer's/Tenant's on that written list are ongoing at the end of this period, Seller/Landlord agrees that this period will be extended for so long as negotiations are continuing.

Exclusive Authorization. Seller/Landlord understands that having multiple exclusive real estate listing agreements at the same time may lead to Seller/Landlord having to pay additional fees. Thus, Seller/Landlord confirms it is not party to any active, exclusive real estate listing agreement besides this one.

Notice: Broker (eXp) does not share commissions with a Buyer's/Tenant's Broker. Compensation to Buyer's/Tenant's Broker is not required by law.

6. BUYER/TENANT BROKER COMPENSATION. Seller/Landlord may, at its discretion, offer compensation to a Buyer's/Tenant's Broker ("**Buyer/Tenant Broker Compensation**"). By completing any boxes below, Seller/Landlord is choosing to offer Buyer/Tenant Broker Compensation, and authorizes Broker (eXp) to disclose the Buyer/Tenant Broker Compensation being offered by Seller/Landlord (as specified in Section 6). Buyer/Tenant Broker Compensation is (*check all that apply*):

<p><u>For Sale:</u></p> <p><input type="checkbox"/> Exactly \$ _____; or</p> <p><input checked="" type="checkbox"/> <u>3</u> % of the gross purchase price of the Property, as reflected on the final settlement statement; or</p> <p><input type="checkbox"/> Other: _____</p>	<p><u>For Lease:</u></p> <p><input type="checkbox"/> Exactly \$ _____; or</p> <p><input checked="" type="checkbox"/> <u>3</u> % of the gross rental amount over the initial term, as reflected in the signed lease agreement; or</p> <p><input type="checkbox"/> Other: _____</p>
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Buyer/Tenant Broker Compensation Payment. Seller/Landlord acknowledges that Buyer/Tenant Broker Compensation, if any, shall be paid by Seller/Landlord (and not Broker) according to the terms of a separate written agreement between Seller/Landlord and Buyer's/Tenant's Broker.

7. SELLER/LANDLORD CONCESSIONS. Buyer/Tenant may request a concession from Seller/Landlord ("**Seller/Landlord Concession**") in the form of a credit, to be given to Buyer/Tenant at close of escrow or as part of a lease agreement. This Seller/Landlord Concession may be used to reduce Buyer/Tenant loan or lease costs, title and escrow fees, Buyer's/Tenant's Broker fee, Property repair costs, or any other allowable Buyer/Tenant costs and fees. The final amount of the Seller/Landlord Concession must be determined in writing, whether in the purchase contract, lease agreement, or other applicable documentation. All Seller/Landlord Concessions are negotiable.

8. AUTHORIZATION TO PROMOTE. Seller/Landlord authorizes and instructs Broker to advertise and promote the Property as follows (*check all that apply*):

- On eXp Access (<https://access.exprealty.com/>), Broker's global listing network.
- On those listing services platforms serving that geographic area in which the Property is situated (provided that Broker's undersigned advisor is a subscribing member).
- Through placement of a "For Sale", "For Lease" or "Available" sign and customary sign riders on the Property.
- Through placement of photos/video and virtual tours of the Property on the internet and in other electronic and online media platforms. (Once images are uploaded to the internet, Broker no longer has control over how they are used or the length of time they remain accessible to the public.)

Broker **is** **is not** authorized to disclose the existence of offers (including sale or lease price, and/or terms and conditions of sale or lease) to third parties.

9. PROPERTY SHOWINGS AND ACCESS.

- (a) Seller/Landlord **authorizes** **does not authorize**, the installation of a lockbox/keysafe on the Property, which will contain a key for others to access the interior of the Property.
- (b) Seller/Landlord will safeguard valuables.
- (c) Seller/Landlord accepts responsibility for preparing the Property to minimize the likelihood of injury, damage, and/or loss of personal property.
- (d) Seller/Landlord shall provide access to the Property at reasonable times and upon reasonable notice to allow for showing the Property to prospective Buyer's/Tenant's and their brokers.

10. BROKER SERVICES. Broker agrees to perform, advise, and take action as follows:

- (a) exercise reasonable care, skill, and due diligence to achieve the purpose of this Agreement;
- (b) provide comparative market analysis to recommend and assist Seller/Landlord in determining an appropriate Listing Price/Lease Rate and any changes to the Listing Price/Lease Rate;
- (c) create and execute a marketing plan to promote, advertise, and market the Property to prospective Buyer's/Tenant's;
- (d) coordinate and facilitate showings and scheduled viewing events based on instructions provided by the Seller/Landlord;
- (e) represent Seller/Landlord in negotiations with potential Buyer's/Tenant's to obtain offers to purchase or lease the Property on terms acceptable to Seller/Landlord;
- (f) handle all necessary paperwork, coordinate inspections, and communications to ensure compliance with legal and contractual requirements; and
- (g) provide regular updates to Seller/Landlord regarding marketing efforts, interest or feedback from prospective Buyer's/Tenant's, market condition changes, and the sale or lease process.

11. SELLER/LANDLORD COMMITMENT. Seller/Landlord understands and commits to perform as follows:

- (a) Seller/Landlord possesses, and shall continue to possess, full legal authority to sell or lease the Property, and to execute documents concerning the Property sale or lease;
- (b) provide all documentation reasonably requested by Broker to confirm Seller's/Landlord's ability to perform under this Agreement;
- (c) provide timely disclosure of Property conditions, including immediate disclosure to Broker of any known hidden defects concerning the Property and its surroundings;
- (d) cooperate with Broker in the sale or lease process, and act in good faith to accomplish the sale or lease of the Property;
- (e) maintain the Property's condition;
- (f) inform broker of any past due mortgage loan payments, tax payments, insurance payments, association dues, and utility payments;
- (g) inform Broker prior to leasing, mortgaging, or encumbering the Property;
- (h) in a way that demonstrates that Broker is not responsible for custody or condition of the Property or for its management; and
- (i) Seller/Landlord, in its discretion, shall consult with its own advisors for specific legal, financial, tax and other professional advice.

12. FIXTURES; INCLUDED/EXCLUDED ITEMS. Unless specifically excluded, all fixtures and built-in furniture will be included in the sale or lease. All fixtures and built-in furniture rented by Seller/Landlord must be listed as an excluded item. Please specify all items that will be excluded from the sale or lease, if any:

Excluded items: n/a

- 13. **RECORDINGS AT THE PROPERTY**. If Seller/Landlord has an audio/video recording system at the Property, Seller/Landlord understands that recording and transmitting of audio or video may result in a violation of state and/or federal laws. Seller/Landlord is advised to post a conspicuous notice on the Property regarding the existence of such devices in the Property. Seller/Landlord acknowledges that prospective Buyer's/Tenant's may photograph or video the interior of the Property. Therefore, Seller/Landlord should remove any items of a personal nature that Seller/Landlord does not want photographed, recorded, or transmitted, including photos, paperwork, and other personally identifiable information.
- 14. **CANCELLATION**. This Agreement may be canceled prior to the end of the Term, upon mutual written agreement between Seller/Landlord and Broker.
- 15. **BINDING EFFECT**. Seller's/Landlord's obligation to pay Listing Broker Compensation (according to the terms of Section 5), and if applicable, Buyer/Tenant Broker Compensation (according to the terms of Section 6), is binding upon Seller/Landlord, its estate, and its heirs, beneficiaries, legatees, successors and permitted assigns.
- 16. **GOVERNING LAW**. This Agreement shall be governed by and construed in accordance with the laws of the state in which the Property is located. If a provision of this Agreement is found to be invalid, the remaining provisions shall not be affected and remain in effect.
- 17. **EQUAL HOUSING OPPORTUNITY**. The Property is offered in compliance with federal, state, and local fair housing laws.
- 18. **FIRPTA**. The Foreign Investment in Real Property Tax Act ("FIRPTA") is applicable if Seller/Landlord is a non-resident alien individual, foreign corporation, foreign partnership, foreign trust, or foreign estate. If applicable, Seller/Landlord agrees to comply with all state and federal regulations regarding the FIRPTA. Seller/Landlord is responsible for obtaining independent legal and tax advice.
- 19. **POTENTIALLY COMPETING SELLERS/LANDLORDS AND BUYERS/TENANTS**. Broker may represent or take listings on similar property types to the Property. Broker may also represent Buyer's/Tenant's looking for a property similar to Seller's/Landlord's Property. The client will always make the determination of which property is best for them to purchase.
- 20. **ELECTRONIC SIGNATURES**. This Agreement may be signed by electronic means, and any electronic signing on this Agreement shall have the same force and effect as if signed by original signature. This Agreement may be executed in two or more counterparts, each of which shall be deemed an original, but all of which shall constitute one and the same instrument.
- 21. **ASSIGNMENT**. Neither Seller/Landlord nor Broker may assign any rights or obligations under this Agreement without the prior written consent of the other, and any attempted assignment without consent shall be void and of no effect.
- 22. **CYBER PROTECTION**. As a seller involved in a real estate transaction where money is changing hands, Seller/Landlord may be a potential target for cyber-criminals. Seller/Landlord is advised to always contact the closing attorney or escrow company directly before wiring any money.
- 23. **ADDITIONAL TERMS AND CONDITIONS**. (Reserved for additional terms as agreed upon)

n/a

- 24. **ENTIRE AGREEMENT**. This Agreement contains the entire understanding between parties, and replaces any prior written or oral agreements between them. This Agreement may only be modified in a writing signed by Seller/Landlord and Broker.

SIGNATURE PAGE
TO
EXCLUSIVE AUTHORIZATION AND RIGHT TO SELL OR LEASE

BY SIGNING BELOW, Seller/Landlord and Broker agree to the terms set forth in this Agreement.

Seller/Landlord 1:	<u>William Deegan</u>	<u>William Deegan</u>	<u>12/16/2025</u>
	(Signature)	(Typed/Print Name)	(Date)
	<u>Owner</u>	<u>billydeegan@gmail.com</u>	
	(Title)	(E-mail/Phone)	

Seller/Landlord 2:	_____	_____	_____
	(Signature)	(Typed/Print Name)	(Date)
	_____	_____	_____
	(Title)	(E-mail/Phone)	

Seller/Landlord 3:	_____	_____	_____
	(Signature)	(Typed/Print Name)	(Date)
	_____	_____	_____
	(Title)	(E-mail/Phone)	

Seller/Landlord 4:	_____	_____	_____
	(Signature)	(Typed/Print Name)	(Date)
	_____	_____	_____
	(Title)	(E-mail/Phone)	

Broker:	<u>exp Commercial, LLC</u>	<u>David Newman</u>	<u>David Newman</u>	<u>12/16/2025</u>
	(Firm Name)	(Broker/Advisor's Signature)	(Broker/Advisor's Typed/Printed Name)	(Date)
	<u>843.718.7158</u>	<u>david.newman@expcommercial.com</u>	<u>24614</u>	<u>130703</u>
	(Broker/Advisor's Telephone)	(Broker/Advisor's E-mail)	(Broker License No.)	(Advisor's License No.)

(Colorado Only) This form has not been approved by the Colorado Real Estate Commission and is not for use in Colorado.

(Wisconsin Only) This form has been drafted by Broker.



South Carolina Department of Labor, Licensing and Regulation

South Carolina Real Estate Commission

110 Centerview Dr. • Columbia • SC • 29210

P.O. Box 11847 • Columbia • SC 29211-1847

Phone: 803-896-4400 • Contact.REC@llr.sc.gov • Fax: 803-896-4427

llr.sc.gov/re

SOUTH CAROLINA DISCLOSURE OF REAL ESTATE BROKERAGE RELATIONSHIP

Pursuant to South Carolina Real Estate License Law in S.C. Code of Laws Section 40-57-370, a real estate licensee is required to provide you a meaningful explanation of agency relationships offered by the licensee's brokerage firm. This must be done at the first practical opportunity when you and the licensee have substantive contact.

Before you begin to work with a real estate licensee, including being shown a home (or any property), it is important for you to know the difference between a broker-in-charge and associated licensees. The broker-in-charge is the person in charge of a real estate brokerage firm. Associated licensees may work only through a broker-in-charge. **In other words, when you choose to work with any real estate licensee, your business relationship is legally with the brokerage firm and not with the associated licensee.**

A real estate brokerage firm and its associated licensees can provide buyers and sellers valuable real estate services, whether in the form of basic **customer** services, or through **client**-level agency representation. The services you can expect will depend upon the legal relationship you establish with the brokerage firm. It is important for you to discuss the following information with the real estate licensee and agree on whether in your business relationship you will be a **customer** or a **client**.

You Are a Customer of the Brokerage Firm

South Carolina license law defines customers as buyers or sellers who choose NOT to establish an agency relationship. The law requires real estate licensees to perform the following **basic duties** when dealing with any real estate buyer or seller as customers: *present all offers in a timely manner, account for money or other property received on your behalf, provide an explanation of the scope of services to be provided, be fair and honest and provide accurate information, provide limited confidentiality, and disclose "material adverse facts" about the property or the transaction which are within the licensee's knowledge.*

Unless or until you enter into a written agreement with the brokerage firm for agency representation, you are considered a "customer" of the brokerage firm, and the brokerage firm will not act as your agent. As a customer, you should not expect the brokerage firm or its licensees to promote your best interest.

Customer service does not require a written agreement; therefore, you are not committed to the brokerage firm in any way unless a transaction broker agreement or compensation agreement obligates you otherwise.

Transaction Brokerage

A real estate brokerage firm may offer transaction brokerage in accordance with S.C. Code of Laws Section 40- 57-350. Transaction broker means a real estate brokerage firm that provides customer service to a buyer, a seller, or both in a real estate transaction. A transaction broker may be a single agent of a party in a transaction giving the other party customer service. A transaction broker also may facilitate a transaction without representing either party. The duties of a brokerage firm offering transaction brokerage relationship to a customer can be found in S.C. Code of Laws Section 40-57-350(L)(2).

You Can Become a Client of the Brokerage Firm

Clients receive more services than customers. If client status is offered by the real estate brokerage firm, you can become a client by entering into a written agency agreement requiring the brokerage firm and its associated licensees to act as an agent on your behalf and promote your best interests. If you choose to become a client, you will be asked to confirm in your written representation agreement that you received this agency relationships disclosure document in a timely manner.

A ***seller becomes a client*** of a real estate brokerage firm by signing a formal listing agreement with the brokerage firm. For a seller to become a client, this agreement must be in writing and must clearly establish the terms of the agreement and the obligations of both the seller and the brokerage firm which becomes the agent for the seller.

A ***buyer becomes a client*** of a real estate brokerage firm by signing a formal buyer agency agreement with the brokerage firm. For a buyer to become a client, this agreement must be in writing and must clearly establish the terms of the agreement and the obligations of both the buyer and the brokerage firm which becomes the agent for the buyer.

If you enter into a written agency agreement, as a client, the real estate brokerage has the following ***client-level duties: obedience, loyalty, disclosure, confidentiality, accounting, and reasonable skill and care.*** Client-level services also include advice, counsel and assistance in negotiations.

Single Agency

When the brokerage firm represents only one client in the same transaction (the seller or the buyer), it is called single agency.

Dual Agency

Dual agency exists when the real estate brokerage firm has two clients in one transaction – a seller client and a buyer client. At the time you sign an agency agreement, you may be asked to acknowledge whether you would consider giving written consent allowing the brokerage firm to represent both you and the other client in a disclosed dual agency relationship.

Disclosed Dual Agency

In a disclosed dual agency, the brokerage firm's representation duties are limited because the buyer and seller have recognized conflicts of interest. Both clients' interests are represented by the brokerage firm. As a disclosed dual agent, the brokerage firm and its associated licensees cannot advocate on behalf of one client over the other, and cannot disclose confidential client information concerning the price negotiations, terms, or factors motivating the buyer/client to buy or the seller/client to sell. Each Dual Agency Agreement contains the names of both the seller client(s) and the buyer client(s) and identifies the property.

Designated Agency

In designated agency, a broker-in-charge may designate individual associated licensees to act solely on behalf of each client. Designated agents are not limited by the brokerage firm’s agency relationship with the other client, but instead have a duty to promote the best interest of their clients, including negotiating a price. The broker-in-charge remains a disclosed dual agent for both clients, and ensures the assigned agents fulfill their duties to their respective clients. At the time you sign an agency agreement, you may be asked to acknowledge whether you would consider giving written consent allowing the brokerage firm to designate a representative for you and one for the other client in a designated agency. Each Designated Agency Agreement contains the names of both the seller client(s) and the buyer client(s) and identifies the property.

It’s Your Choice

As a real estate consumer in South Carolina, it is your choice as to the type and nature of services you receive.

- You can choose to remain a customer and represent yourself, with or without a transaction broker agreement.
- You can choose to hire the brokerage firm for representation through a written agency agreement.
- If represented by the brokerage firm, you can decide whether to go forward under the shared services of dual agency or designated agency or to remain in single agency.

If you plan to become a client of a brokerage firm, the licensee will explain the agreement to you fully and answer questions you may have about the agreement. Until you enter into a representation agreement with the brokerage firm, you are considered a customer and the brokerage firm cannot be your advocate, cannot advise you on price or terms, and only provides limited confidentiality unless a transaction broker agreement obligates the brokerage firm otherwise.

By signing this disclosure, you do not agree to pay a commission or any other compensation to a brokerage firm. The brokerage firm will not receive compensation from any source for showing homes or property to you as a customer without a separate written agreement. The amount, rate, and source of any compensation paid to a brokerage firm will be contained in a separate written agreement. The brokerage firm may not receive compensation from any source that exceeds the amount or rate agreed to in their agreement with a buyer or seller, except with full knowledge and written consent to all parties. Commissions are fully negotiable and not set by law.

The choice of service belongs to you -- the South Carolina Consumer.

Acknowledgement of Receipt:

Signature: William Deegan Date: 12/16/2025

Signature: _____ Date: _____

Brokerage Firm Name:

eXp Commercial, LLC

Signature: David Newman Date: 12/16/2025

This form has been approved by the South Carolina Real Estate Commission for use in explaining representation and compensation in real estate transactions and consumer rights as a buyer or seller. Reprinting without permission is permitted provided no changes or modifications are made.



WIRING FRAUD ADVISORY NOTICE

For use with eXp Realty® (in the United States and Canada) and eXp Commercial®

Cybercrime is a potential threat in real estate and business brokerage transactions. Instances have occurred where criminals hack into the email accounts of real estate and business brokerage transaction service providers (such as, for example, law firms, escrow companies, and financial institutions), and from these email accounts, criminals proceed to send emails containing fraudulent wiring instructions to innocent parties. These fraudulent wiring instructions direct innocent parties to deliver funds to the criminals' bank accounts (often to off-shore accounts), rather than to the legitimate bank accounts belonging to the respective service provider. Once innocent parties release their funds to the criminals' bank accounts, there is little chance that such funds will ever be recovered.

Some criminals have even established fraudulent telephone numbers, intended to be called by innocent parties if they attempt to seek verbal confirmation that the fraudulent wiring instructions are accurate. In such cases, innocent parties call the telephone number (mistakenly believing that they are calling the respective service provider), the call is then answered by the criminals, and then the criminals provide confirmation that the fraudulent wiring instructions are in fact accurate. The innocent parties, wrongly believing that they just spoke to, and received confirmation from, the respective service provider, then authorize a transfer of their funds into the criminals' bank accounts under the false impression that they are transferring their funds to the respective service provider. Don't let this be you!

EXP WILL NEVER SEND WIRING INSTRUCTIONS TO YOU REGARDING YOUR TRANSACTION

Be advised of the following:

1. You should obtain the telephone numbers of your service providers at the time that you first engage them.
2. You should never wire funds to your service providers without first calling them (*at the telephone number that you originally obtained from them*), and having them confirm that the wiring instructions you received from them are accurate (including the account number, routing number, and any other codes).
3. You should avoid sending personally identifiable information (such as social security numbers, social insurance numbers, dates of birth, etc...) in emails or text messages. It is best to provide such information in person or over the telephone directly to your intended service provider.
4. You should take steps to secure any electronic systems you are using. For example, ensure that your email account and WiFi service each contain strong passwords, and that you are opting-in to use two-step verification processes, where available.
5. If an email, telephone call, or other communication seems suspicious, follow your instincts and do *not* authorize the release of any funds without first independently confirming that the communication is legitimate. Additional information concerning how to protect yourself from and against wiring fraud may be obtained from the following sources, among others:
 - U.S. Department of Justice (Criminal Division): <https://www.justice.gov/criminal/criminal-fraud/report-fraud>
 - Federal Bureau of Investigation: <https://www.fbi.gov/investigate/white-collar-crime> & <https://www.fbi.gov/investigate/cyber>
 - The National White-Collar Crime Center: <https://www.nw3c.org/UI/Index.html>
 - On Guard Online: www.onguardonline.gov

Received, reviewed, and understood by each of the undersigned:

<u>William Deegan</u>	<u>12/16/2025</u>	_____	_____
	Date		Date
_____	_____	_____	_____
	Date		Date

(For Colorado Residents Only): This form has not been approved by the Colorado Real Estate Commission.