



CONFIDENTIALITY & REGISTRATION AGREEMENT

A CONFIDENTIAL OPPORTUNITY ("Opportunity") has been identified by Crosbie Real Estate Group, LLC ("Broker"), and will be made available to qualified parties interested in acquiring the **fee simple interest in the Fairfield Inn & Suites by Marriott located at 24192 East Prospect Avenue, Aurora, CO 80016.**

All related documents and information, which are solely for information purposes, do not purport to be all-inclusive relative to the information required to make a purchase decision. No representation or warranty, express or implied, is made by Broker, his or her agents, employees or officers, with regard to the accuracy or completeness of the information provided with regards to the Opportunity.

By requesting to participate in this Opportunity and receive copies of information relative to the Property, **you agree that you will treat the Opportunity and all related information, except for the information which is a matter of public record, in the strictest of confidence, and that you will not disclose or permit others to disclose the Opportunity or related information to any other person or entity, except for third party advisors formally retained by you for the purpose of assisting in your evaluation, without prior written consent of the Owner and Broker.**

Further, you agree not to use the contents of the information related to the Opportunity in a manner detrimental to the interests of the Owner and you agree to direct all questions to the Broker and not to contact the property management staff or tour the Property without being accompanied by a representative of Broker or Owner unless instructed otherwise.

The Owner expressly reserves the right, at its sole discretion, to reject any expression of interest or offers and to terminate discussions with any party at any time, with or without notice. If you do not wish to pursue negotiations to acquire the Property or negotiations are discontinued by either party, you agree to return all information to the Broker.

You acknowledge that you are acting as a Principal and as such, shall not be entitled to any fee, commissions, or other compensation from Owner or Broker as related to the sale and

marketing of the Property. If acting as an outside broker, representation must be established with Broker under separate agreement, said agreement not to involve Owner.

You agree that no contact will be made with the Owner or to any employees at the Property without prior authorization from Broker or Owner. The terms of this Agreement will apply to you and any related entities and will remain in effect for one (1) year upon execution.

Agreed To and Acknowledged on this date: _____.

Print Name/Title:

Company:

Address:

Phone: _____

Email: _____

Signature: _____