

OPEN AGREEMENT FOR SALE OF REAL PROPERTY (Hospitality)

1. BASIC PROVISIONS ("BASIC PROVISIONS")

1.1 **Parties:** This Agency Agreement ("**Agreement**"), dated for reference purposes only February, 14, 2025, is made by and between Amit Kumar Singh whose address is 1330 Main St, Turbeville, South Carolina ("**Owner**"), and Century 21 Cornerstone Hospitality, whose address is 9155 Telegraph Road, Pico Rivera 90660, telephone number (562) 863-2121, .. Silvestre Madrigal Jr. ("**Agent**").

1.2 **Property/Premises:** The real property, or a portion thereof, which is the subject of this Agreement is commonly known by the street address of 1330 Main St, located in the City of Turbeville County of Clarendon, State of South Carolina, and generally described as (briefly describe the nature of the property: Turbeville Inn & Suites

1.3 **Term of Agreement:** The term of this Agreement shall commence on February, 14, 2025 and expire at 5:00 p.m. on [Day To Day], except as it may be extended ("**Term**").

☒ A sale for the following sale price and terms:

Ask price \$559,999. If the owner brings their own buyer non-related from our marketing commercial platforms with Crexi leads or our clients network then we will not get any commission from it.

This is an open listing.

2. LIMITED EMPLOYMENT AND RIGHTS:

2.1 Owner hereby employs Agent as Owner's agent to represent Owner in the Transaction ONLY about the following buyers or lessees/tenants ("lessees"): 1.1 Silvestre Madrigal Jr broker who represent the owner/seller with prospective buyers from our efforts marketing the property with our all commercial platforms & our clients network database.

Agent is NOT being employed as Owner's sole and exclusive Agent.

3. **COMMISSION:** 1. The Owner shall pay the Agent a compensation of one **[2%-4%]** of the final sales price.

Name Printed: Amit Kumar Singh

Signed by:

Signature

Amit Singh

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2/14/2025

Date: _____

Name Printed: Silvestre Madrigal Jr.

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Signature

Silvestre Madrigal Jr

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2/14/2025

Date: _____