

The **RUSSBAILIE** Team

Service Guarantee

The **RUSSBAILIE** Team guarantees to perform the following tasks and services:

1. Provide \$1,000,000 errors and omissions insurance against our negligence or innocent misrepresentation
2. Submit your listing to the Chilliwack MLS for local and worldwide exposure 24/7
3. Upload listing to www.RussBailie.com for detailed description and maximum exposure
4. Submit digital color photographic tour of your property to MLS.ca and RussBailie.com
5. Use continuous color display advertising with effective property description every week until the property is **SOLD**
6. Be available 7 days a week to represent your property by answering public inquiries, showing the property, making viewing appointments, screening buyers, presenting offers to you and assisting you to negotiate the best possible price and terms
7. Provide you with limited financial and legal council
8. Reasonably follow up Realtor and public viewings and regularly report comments to you
9. Establish The **RUSSBAILIE** Team yard signs, keybox and directional signs as required
10. Create a Re/Max office window display board for your listing
11. Provide a fair commission incentive to other agents to ensure their interest and maximize your return on the sale of your property
12. Immediately submit a feature sheet to all RE/MAX agents with call to action format
13. Offer incentives such as free moving boxes or other values to attract potential buyers
14. Render economical, efficient home improvement and staging suggestions to invoke maximum interest from buyers
15. Assist you with up to \$200.00 (\$100.00 each transaction) worth of moving boxes when you sell and repurchase with The **RUSSBAILIE** Team
16. Offer a list of qualified service professionals to satisfy your real estate needs
17. Arrange for office and MLS tours as available and desired
18. Research city records for conformity, zoning and site survey
19. Provide you up to 50 color change of address cards
20. Assist prospective buyers with purchase financing procedures
21. Keep you apprised of changes in market conditions and suggest adjustments
22. Ensure timely delivery of documents to buyers, agents and conveyances
23. Follow up timely transfer of ownership and possession
24. Adjudicate any post possession discrepancies with buyers
25. Communicate with inspectors, appraisers, bankers as required to effect sale
26. Provide a free no-obligation market evaluation and home selling consultation
27. Order title search for liens, encumbrances or notations
28. ***If we don't sell your property, you don't pay. We underwrite all our time and money we invest promoting your property.***

NOTE: Some of the above tasks and services may not be required or delivered depending on the speed or type of sale.

Client _____ Russ Bailie _____