



## THIS IS A LIMITED-SERVICE LISTING

**\*ATTENTION all parties associated with this real estate transaction, including Selling Broker, Appraiser, Title Company, and Mortgage Company:**

- Seller(s) have opted out of our full-service listing agreement. Sellers have chosen to have their property listed on the MLS only. The seller(s) have chosen to handle and represent themselves in **ALL** aspects of the transaction moving forward.
- Since M&T REALTY GROUP is not a part of the transaction moving forward, we WILL NOT be involved in ANY aspect of the transaction moving forward, including signing any contracts and financial supplements and forms.
- Please use the following information to communicate directly with the seller(s):

Seller: Sun Trip LLC                      Phone: 405-240-9523                      Email: [service@landladder.com](mailto:service@landladder.com)  
          Ross Hoffman

Seller:    Phone:    Email:

**\*ATTENTION Selling REALTOR:**

- **Please leave M&T off of the contract and off of all supplements as the listing broker. Please leave the Listing Broker blank on the contract and all supplements (just like you would on a For Sale By Owner transaction).**
- Please provide a copy of this form to everyone involved in this transaction.
- We provided the seller(s) a Net to Seller when we added their listing to the MLS.
- The selling broker's commission is 3 %, as stated in the MLS listing. The seller has signed the listing agreement stating this as well.

**\*ATTENTION Closing Company:**

- M&T REALTY GROUP is not owed a commission from the seller(s).
- Selling brokers' commission is as stated on the MLS is 3% .  
(Unless re-negotiated between the seller(s) and selling broker).

If you need further assistance, please feel free to reach out.

Thank You in Advance,

Michele Melton  
Managing Broker  
Email: [michele@mandtrealty.com](mailto:michele@mandtrealty.com)  
Office: 918-884-7653