

# LISTING CONTRACT - EXCLUSIVE RIGHT-OF-SALE AGREEMENT

Seller warrants, unless stated on the attached Listing Addendum, that there will be no plumbing leaks in the structure and that the fixtures and appliances including water heater, heating, cooling, and electrical systems will be in working condition at the time of closing. If the Seller of this Property has not occupied said Property during the past two (2) years, please initial here \_\_\_\_\_ so Purchaser will be advised that Seller has no current knowledge of the Property condition and is unable to make any warranties as to its condition.

In consideration of the Exclusive Right of Sale Agreement, Broker agrees to inspect the Property and secure information regarding it, and to make a concentrated effort to sell same until this Agreement is terminated. Seller understand this Agreement does not guarantee the sale of the Property.

If any litigation occurs between the parties to enforce the terms of the Agreement, or any documents required by the Agreement, the prevailing party shall be entitled to recover reasonable attorney's fees and court costs. This Agreement shall be construed in accordance with the laws of the State of Florida. Venue for any legal proceeding shall be in the county in which the Property is located.

This Agreement, and any documents referenced herein, constitute the entire understanding and agreement of the parties. Any modification thereof shall be in writing and executed by all parties. **NOTE:** Execution of this Agreement is required by all persons shown as Owner on the State of Florida Certificate(s) of Title for the mobile home, and as Lessee of any written lease for the lot upon which the home is located.

*If this Agreement is not fully understood, seek the advice of an attorney prior to signing.*

x Dad mt  
OWNER

5/21/24  
DATE

\_\_\_\_\_  
CO-OWNER

\_\_\_\_\_  
DATE

\_\_\_\_\_  
CO-OWNER

\_\_\_\_\_  
DATE

x Carol Wingo  
AGENT

\_\_\_\_\_  
DATE