



# MLS Validation Form

**Property Address:** 1250 State Route 370 E, Sebree, KY 42455

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**Owner(s) of Record:** Charles Ladzinski

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**Contract Date:** Oct 23, 2025 /

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**Expiration Date:** Apr 23, 2026 /

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**List Price:** \$ 415,000.00

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**Listing Type (Check One):**  Exclusive Right to Sell  Exclusive Agency  Exclusive Right to Lease

### MLS Entry Authority Clause

REALTOR®/Broker is authorized to file said listing and place information about the property in the Northern Kentucky Multiple Listing Service or in any other multiple listing service to which the REALTOR®/Broker is a member in accordance with MLS Regulations. The REALTOR®/Broker and MLS may disclose information pertaining to said real estate to MLS Participants authorized to receive MLS information. REALTOR®/Broker is further authorized to place information about the listing in informational services and other media to advertise and promote the sale of the listing.

**This form is not a listing agreement and may only be used if you have a signed Listing/Lease Agreement.**

Listing Brokerage declares a completed and signed Listing Agreement is on file that contains the exact terms above and can deliver said Listing Agreement immediately upon request from Northern Kentucky Multiple Listing Service. Failure to comply will result in the subject listing being immediately removed from the MLS system and possible punitive action. Discrepancies with data entered in MLS will require a copy of the Listing Agreement for verification.

#### Brokerage Authorization

DIYFlatFee.Com

Listing Brokerage

10/23/2025 | 10:26 AM EDT

Listing Agent Signature

Darrell Lewis

Date

#### Seller(s) Authorization

Signed by Charles Ladzinski

10/23/2025 | 10:26 AM EDT

Owner/Seller Signature

Date

Owner/Seller Signature

Date