



# MLS Validation Form

**Property Address:** 17 waveland Ave, Winchester, KY 40391

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**Owner(s) of Record:** Cristian Fernandez, AIF for Rhonda Merritt and Patricia Bowling

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**Contract Date:** Jan 12, 2026 /

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**Expiration Date:** Jul 12, 2026 /

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**List Price:** \$ 109,900.00

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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**

1/12/2026 | 5:38 PM EST

**Listing Agent Signature**

Darrell Lewis

**Date**

#### Seller(s) Authorization

Signed by  
Cristian Fernandez

1/12/2026 | 5:38 PM

**Owner/Seller Signature**

**Date**

**Owner/Seller Signature**

**Date**