



MOBILE HOME BROKERS UNLIMITED

PO Box 611 Scarborough Maine 04070
kathee.mhb@gmail.com

TEL: 207-883-8474
FAX: 207-883-5168

BETWEEN: Rodney Champagne
STREET: 17 Clayton
PARK NAME: Blue Haven
ADULT/FAMILY PARK: Family
MAKE: Burlington MODEL: Eagle Lake SIZE: 28x52 (2000)
SIDING: Vinyl METAL TYPE: _____ HOUSE TYPE: _____ ROOF METAL: _____
FLOOR PLAN: Crkkit 3 # OF BEDROOMS: 2 # BATHS: _____ HOME COLOR: _____

& MOBILE HOME BROKERS UNLTD
STATE: Me ZIP: 04072

SERIAL #: MDW-278-J-AC
SHINGLE: Yes

RANGE:
REFRIG:
DISHWASHER:
WASHER:
DISPOSAL: _____
FIREPLACE: _____
AMPS TO HOME: _____
WATER HEATER: Yes

GAS/ELEC TYPE: _____
DRYER
A/C _____
WOODSTOVE _____
GAS/ELEC

HEAT: FHA/ELEC/HEAT PUMP
OIL TANK/PROPANE runs the fireplace
OTHER: _____
PORCH/DECK Yes
SHED: Yes

UTILITIES:
OIL YEARLY: \$ _____
AVE ELEC BILL: \$ _____
YRLY PROPERTY TAX: \$ _____
LOT FEE \$ 750
ENTRANCE FEE: \$ _____
OTHER FEE: \$ 1500

COMMENTS: Central Air is NOT working

In consideration of the services & facilities of Mobile Home Brokers UNLTD, hereafter call "agent" and subject to the approval of Mobile Home Brokers UNLTD, the above owner(s) hereby grants the exclusive right to sell this home, located at the above address, including all items listed for a period of one hundred eighty (180) days beginning 3/26/26 and ending 9/26/26 11:59PM. It is further agreed that the agent shall receive a commission of 5% of the selling price, plus a \$250 administrative fee. Only if we handle the closing

1. You may accept a deposit of earnest money on my behalf. 2. House payments and lost rents are not the responsibility of agent or buyer. The owner maintains all responsibility for said payments. At the time of sale, all payments must be current.
3. In the event of sale, the owner shall execute the usual sales contract customarily in use in this area which sets forth all details of the conveyance.
4. If, during this listing period, the property is sold or exchanged through the efforts of the agent or the owner, or a third party, or if agent produces prospective purchaser ready, willing and able to purchase or exchange for the property or if within two (2) months from the date of expiration of this listing agreement a sale or exchange is made to any person to whom the property has been shown or exhibited by agent, the owner shall pay to agent a commission of 5% of the sales price.
5. Owner shall grant sole authority to advertise the property for sale or exchange, shall refer to agent all offers and inquiries he may receive and shall permit and authorize agent to show or exhibit the property at reasonable hours.
6. Unless another date is agreed upon in writing signed by both owner and purchaser, owner agrees to remove from the transfer possession of property to purchaser on or before the closing date stipulated in the contract of sale.
7. Agents shall collect all monies, clear all liens and discharge balances to seller, at time possession is accepted by the buyer.

The above agreement and listing date contains the entire terms and provisions of the contract and may be used as a basis for presenting the home to perspective buyers. Owner hereby acknowledges receipt of the contract.

Seller's asking Price \$ 244,400
Owner and/or Owner's
Rodney Champagne



Mobile Home Brokers Unlimited

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Kathee Williams

He took a loan through Saco + Biddeford Savings paid off They did the closing