



608 STATE STREET SOUTH KIRKLAND WA 98033
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THIS AGREEMENT (“Agreement”), effective the day of signing (“Effective Date”) is for SELLER(S) _____ (“Sellers”) for the property located at Street Address _____ (“the Property”). The Seller(s) agree to the terms offered by Our Street Corp., a Washington State Corporation, owner of the trade name FAIRA (“FAIRA”) and the website <https://www.faira.com>.

1. **Purpose of the Agreement:** The Seller(s) intent to sell the Property and utilize the internet platform offered by Faira at <https://www.faira.com> to share the Property documents with the prospective buyers and receive their offers electronically on the Faira platform. The Seller(s) are also utilizing Faira to coordinate various vendors to prepare some of these documents. Faira provides this platform and its services free to the Sellers, in exchange for the Sellers committing to receive all offers from buyers exclusively on the Faira platform.
2. **Fees:** Free.
3. **Deliverables:** Faira will provide professional photography, independent inspection report, title report, and a standard set of marketing materials, including sign posts and flyers. The Seller(s) give permission to Faira and its vendors to access the Property. Faira owns the copyright to these documents and distributes these documents on its website.
4. **Expenses:** Faira will incur the full expense of paying the vendors for their services.
5. **Listing Commitment:** The Seller(s) must list the Property with local MLS (Multiple Listing Services) for sale in good faith using a Faira partnered real-estate agent. The listing must remain active for at least 30 days or until the Property is sold, whichever is earlier. The Seller(s) may continue the listing beyond 30 days. The Seller(s) must cooperate to satisfy MLS requirements for listing the Property for sale on the MLS. The Seller(s) must cooperate in good faith with the prospective buyers, their agents, and their vendors to visit and evaluate the Property for their purchase decision. The Seller(s) are responsible for any fee offered by them to the agents including the buyer’s agents, though the Seller(s) are free to offer any fee including no-fee to the agents.
6. **Fees to the Buyer:** The Buyer(s) can make an offer on the Faira platform for free. Faira holds \$500 on the Buyer(s)’ credit card to confirm the sincerity of the offer. In case the Seller(s) accept the offer, Buyer(s) are charged 0.5% percent of their offer for utilizing the Faira platform.
7. **Optional Fee to the Seller:** In case the Seller(s) accept an offer outside of the Faira platform, the Seller(s) pay a fee of 1% of the purchase price to Faira. This fee is in lieu of the Platform Fee, typically charged to the Buyer(s). This Optional Fee must be paid before the home transaction is closed. Seller(s) can avoid this Optional Fee by instructing the Buyer(s) to use the Faira platform to make an offer and then accepting their offers on the Faira platform. The Seller(s) must not provide the signed Purchase and Sale Agreement to the Buyer(s) before the Buyer(s) have paid the full 0.5% Platform Fee described in Section 6. If that were to happen, then the Seller(s) agree to pay this Optional Fee to Faira in lieu of the Platform Fee, typically charged to the Buyer(s).
8. **List Price of the Property:** There can be two separate list prices on the Faira platform, one for the buyers who are not represented by the agents, therefore saving the Seller(s) from paying buyer’s agent fees, and the other for the buyers who utilize the buyer’s agents. Seller(s) understand that this can be perceived that the buyers are effectively paying for their own agent. Further, Seller(s) agree to include Faira fees in both the list prices. The actual purchase price of the property is 99.5% of the agreed offer between the Buyer(s) and the Seller(s).

