



GMAR MLS Exempt Listing (Office Exclusive Listing)



The National Association of REALTORS® requires that the listing broker must submit the listing to the MLS for cooperation with other MLS participants.

Owner Name(s): _____

Property Address: _____

____ / ____ (Initials) I / We **DO NOT** wish to have information about our property entered in the Multiple Listing Service, and hereby waive any and all benefits associated with the MLS.

-OR-

____ / ____ (Initials) I / We **DO NOT** wish to have information about our property entered in the Multiple Listing Service until the following date: _____.

As the seller/owner (please initial):

_____ I refuse to permit the listing to be entered into the MLS.

_____ I affirm that my listing broker has explained the benefits of the MLS service including the exposure of my listing to thousands of REALTOR® members statewide, nationally and internationally, the publication of my listing to MLS members' public sites, the National Association of REALTORS® listing portal, and syndication to third party sites.

_____ I understand that the listing broker must file the listing with the MLS, but it will not be disseminated to other participants or to the public.

_____ I understand that the only marketing of my property a listing broker can do is within their own firm.

_____ I understand that if any marketing of my property outside of the listing firm occurs, the listing broker must submit the listing to the MLS for cooperation with other MLS participants within one (1) business day.

_____ I acknowledge that the definition of marketing as mentioned above includes, but is not limited to, flyers displayed in windows, yard signs, digital marketing on public facing websites, brokerage website displays (including IDX and VOW), digital communications marketing (email blasts), multi-brokerage listing sharing networks, and applications available to the general public.

_____ If I decide at a later date to give the MLS permission to publish and disseminate my property listing outside of MLS participants, the property will appear in the MLS as a newly entered listing. HOWEVER, the Days on Market will be calculated from the original list date. Listing agents ARE NOT allowed to falsify the original list date to change the Days on Market.

_____ I understand that when my property is sold, the listing agent is required to enter the listing in the MLS for statistical purposes.

Owner _____ Date _____

Owner _____ Date _____

Broker _____ Date _____

Listing Agent _____ Date _____

Listing Agent Signature _____

Listing Date _____ Listing Expiration Date _____

Per the MLS Rules and Regulations, the Listing Broker has one (1) business days (from the last signed date) to deliver the fully executed Listing Agreement and this form or other similar written instructions to the GMAR MLS. Failure to do so will be subject to fine.