

COOPERATING COMPENSATION AGREEMENT - RENTALS

THIS IS A LEGALLY BINDING CONTRACT. IF NOT FULLY UNDERSTOOD, IT IS RECOMMENDED THAT YOU CONSULT WITH AN ATTORNEY BEFORE SIGNING.

PROPERTY ADDRESS: 120 Nelson Ave Harrison NY 10528

LANDLORD(S): John Fernades

LISTING BROKER: CS Realty & Relocation Services, Inc.

TENANT(S): _____

COOPERATING BROKER: _____

ALL PARTIES UNDERSTAND AND ACKNOWLEDGE THAT COMPENSATION IS NOT SET BY LAW, HUDSON GATEWAY ASSOCIATION OF REALTORS® ("HGAR"), OR ONEKEY® MLS, LLC ("ONEKEY® MLS") AND THAT ALL COMPENSATION IS FULLY NEGOTIABLE.

_____/_____/_____/ JF. **ALL PARTIES TO INITIAL**

1. The COOPERATING BROKER is acting as **TENANT'S AGENT**:

LANDLORD understands that COOPERATING BROKER is acting as a TENANT'S AGENT and is acting in the best interest of the TENANT(S), and does not represent LANDLORD. COOPERATING BROKER has been authorized by the TENANT to receive the cooperating compensation set forth below from the LANDLORD.

2. The undersigned LANDLORD, THROUGH ITS AUTHORIZED AGENT,

agrees to pay the undersigned COOPERATING BROKER upon the lease signing of the above-described property the following commission 6 % of the monthly rental price of the property

The compensation shall be payable to the COOPERATING BROKER at the time of lease signing or after the funds have cleared listing agents account.

3. **ADDITIONAL TERMS:** _____

5. DISPUTE RESOLUTION

[c] LANDLORD AND TENANT UNDERSTAND THE ARBITRATION AND WAIVER PROVISIONS. LANDLORD AND TENANT REPRESENT AND WARRANT THAT HE, SHE OR THEY UNDERSTAND THE MEANING AND EFFECT OF THE ARBITRATION AND WAIVER PROVISIONS IN THIS PARAGRAPH 5 AND HAS BEEN PROVIDED A REASONABLE TIME AND OPPORTUNITY TO CONSULT WITH LEGAL COUNSEL REGARDING THIS AGREEMENT. LANDLORD AND TENANT HEREBY AGREE TO THE PROVISIONS OF THIS PARAGRAPH 5.

/ / NE [ALL PARTIES TO INITIAL].

LANDLORD(S): _____

Date: 8.15.25

LISTING BROKER: CS Realty & Relocation Services, Inc

Date: _____

TENANT(S): _____

Date: _____

COOPERATING BROKER: _____

Date: _____

9