

Form 244

for use in the Province of Ontario

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for use in the Province of Ontario

General Use: This form would be used to get written instructions from a Seller under a Listing respecting the presentation of Offers and other directions.

The first part identifies the property, Seller, Listing Brokerage, Listing numbers and the Listing's expiry date.

RE: LISTING AGREEMENT FOR:

PROPERTY ADDRESS:

BETWEEN:

SELLER:

AND

LISTING BROKERAGE:

MLS® NUMBER(S): **L/BR ID. #**

INTERBOARD MLS® NUMBER: **BOARD:**

LISTING COMMENCEMENT DATE:

The next part offers certain choices. The first choice is that there is to be no presentation of Offers until a certain time and date. The second choice allows for other instructions respecting the property. These could include directions respecting showings where there are tenants and many others.

THE SELLER ACKNOWLEDGES THAT THIS DIRECTION CANNOT BE CHANGED OR AMENDED OTHER THAN BY A NEW WRITTEN DIRECTION.

The Seller hereby directs the following:

NO CONVEYANCE OF ANY WRITTEN SIGNED OFFERS prior to a.m./p.m. on the day of, 20.....
(Seller's Initials) (conveyance includes but is not limited to presentation, communication, transmission, entertainment or notification of)

OTHER DIRECTIONS

OTHER DIRECTIONS

The following is an acknowledgment by the Seller that the Listing Brokerage has obligations and responsibilities to the other co-operating brokerages and further that the Listing Brokerage will be adhering to rules and regulations regarding the showing of properties as well as the presentation of offers.

The Seller acknowledges that the Listing Brokerage has professional obligations to other brokerages and the Listing Brokerage will be complying with rules and regulations with respect to showing of properties and the conveyance of written offers.

The Listing Brokerage is to inform the Real Estate Board(s) of the instructions in this form immediately. Further the Seller and Listing Brokerage agree that this form does not constitute a cancellation of the Listing Agreement.

The Listing Brokerage agrees to immediately notify the Real Estate Board(s) of this Seller's Direction in accordance with the MLS® Rules and Regulations, provided that this is an MLS® listing.

The Seller and the Listing Brokerage agree that the said Listing Agreement shall remain in full force and effect.

THIS IS NOT A CANCELLATION OF THE LISTING AGREEMENT.

For the purposes of this Direction, "Seller" includes vendor, landlord and lessor, "Buyers" include purchaser, tenant and lessee and Real Estate Board(s) includes Real Estate Association(s).

SIGNED, SEALED AND DELIVERED I have hereunto set my hand and seal:

(Seller) DATE

(Seller) DATE

..... (Name of Listing Brokerage)

..... DATE

(Authorized to bind the Listing Brokerage) (Name of Person Signing)

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