

**JACKSON MULTIPLE LISTING SERVICE, INC. (JMLS)  
REALTOR® Listing Agreement for Non-JAAR/JMLS Members**

Broker's Name: \_\_\_\_\_

Listing Agent Name: \_\_\_\_\_ (MAR membership # \_\_\_\_\_)

Board or Association: \_\_\_\_\_

Office Phone #: (\_\_\_\_) \_\_\_\_\_

Fax #: (\_\_\_\_) \_\_\_\_\_

E-mail Address: \_\_\_\_\_

Listing Property Address: \_\_\_\_\_

Need tax or other imperative property information? For only \$100 you can access Columbia, Grass Lake, Leoni, Napoleon, Spring Arbor and Summit township's information with no further cost 24 hours a day, 7 days a week. Check Here if Interested \_\_\_\_\_  
*Please add \$100 to your payment*



**REALTORS® REQUEST AND AGREEMENT**

Broker agrees to:

- Attach the provided JMLS profile sheet.
- Report all changes and sales promptly, using the JMLS Status Change Form (see attached)
- Abide by the JMLS Bylaws and Rules (see attached)
- Abide by the Code of Ethics of the National Association of REALTORS® and the rules to arbitrate contractual dispute that may arise.
- **IDX PARTICIPATION:** By signing below, the undersigned acknowledge review and understanding of Internet Data Exchange 'IDX' Policy and elects to \_\_\_\_\_ Participate \_\_\_\_\_ Not Participate in the IDX for this listing. (*insert an X to indicate choice*)

*All of the above items are incorporated herein by reference.*

Broker agrees to keep in confidence and trust all proprietary information they obtain and will not use or disclose any proprietary information or anything relating to it without the written consent of the JMLS. They agree that all information contained in the JMLS databases is proprietary and remains property of the JMLS.

Broker agrees to indemnify and hold harmless the Jackson Area Association of REALTORS® and the Jackson Multiple Listing Service, their officers, directors, employees and agents, from and against all claims, demands, liability, loss or damage arising from the listing submission and publication and to assume all responsibility, legal expense, including reasonable attorney fees, incurred in defense of asserted claims or actions. Broker release and waive any and all claims against JAAR or JMLS relating to use of the JMLS database or the delivery of the listing service to the Broker.

Enclosed is a check in the amount of \$ \_\_\_\_\_ or charge my VISA/Mastercard/Discover Name on Card \_\_\_\_\_  
Billing Address of CC \_\_\_\_\_  
Credit Card # \_\_\_\_\_ Exp. \_\_\_\_\_ for the input fee of \$ \_\_\_\_\_\*  
Public Records Access Fee (optional) \_\_\_\_\_ check to add \$100 fee

*\*Input fees are established and revised by the JMLS Board of Directors*

**Principal Broker Signature:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Listing Agent Signature:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Accepted:** \_\_\_\_\_ **Date:** \_\_\_\_\_

*Executive Vice President or Designee*

## **MLS RULES AND GUIDELINES**

Upon entering an Agreement with JMLS and paying the prescribed fee(s), any REALTOR<sup>®</sup>/Principal with membership in the Michigan Association of REALTORS<sup>®</sup> may submit listings to the JMLS for publication, without belonging to JAAR or being a participant of the JMLS.

The following guidelines control the submission and continued publication of the listings:

1. The Agreement must be signed by the REALTOR<sup>®</sup>/Principal and approved by the JMLS representative.
2. Listings must be submitted on the JMLS profile sheet, with the signed request and agreement and a copy of the listing from the member's current MLS.
3. JMLS change/status report is required for making any changes to the listing or to report the listing sold.
4. Extensions shall be reported on the JMLS Status Change Form three (3) days prior to the expiration date.
5. Forms necessary to comply will be furnished to the REALTOR<sup>®</sup>/Principal free of charge.

*Rev. 7/2009*

mls\_bylw.pp//MLS Listing Agreement (Non-Members)