



Bellaire Properties Inc.
Referral Commission Agreement
(Program, Policies and Procedures)

1. The role of the Agent/Broker is strictly to personally introduce the Purchaser(s) to Bellaire Properties Inc. "Personally introduced" shall mean that the Referral Representative must accompany the prospective Purchaser to the Sales Pavilion and perform the said introduction to our Sales Representative. In the event the Purchaser has attended the Sales Office on a prior date without the Referral Representative, then this Agreement shall be deemed, null and void and a referral fee will not be paid.
2. The referral commission fee will be in effect only if the aforementioned Purchaser presents a full price Offer, which is accepted and signed by an authorized signing Officer of **BELLAIRE PROPERTIES INC.**, within 10 days of the date of introduction
3. Provided the Purchaser has entered into an Agreement of Purchase and Sale for a dwelling at Bellaire Properties Inc., in the Vendor's standard format, then a Referral Commission Fee of **THREE THOUSAND DOLLARS (\$ 3,000)**, plus HST (Only payable if Agent/Broker has qualified HST number) shall be payable to the Broker named on this form. Payment of Referral Fee shall be as follows:
- (a) The Vendor agrees to pay the referral commission fee only upon successful closing of the property known as **Lot: 5-04, Phase: 5, Town of Innisfil.**
4. The Broker shall invoice the Vendor directly and the Vendor shall thereafter pay to the Broker a portion of the Referral Fee as outlined above.

5. Vendor's address for invoicing: **BELLAIRE PROPERTIES INC.**
331 CITYVIEW BLVD., SUITE 300
VAUGHAN, ONTARIO L4H 3M3
TEL: 905-832-2023 FAX: 905-832-1926
6. This will confirm that on this **14** day of **September**, 2021
LUCY SALLAL, a registered Sales Representative with **RE/MAX WEST REALTY INC., BROKERAGE** introduced the Purchaser to:

Lot No. / Phase: LOT # 5-04 – Phase # 5
Purchaser's Name: DAVID N STANISCIA,
Purchase Price: \$1,134,990.00

To Bellaire Properties Inc., by his/her signature below, the Agent hereby acknowledges that he/she has read and agrees to be bound by the terms and conditions of this Broker Referral Agreement and the Vendor's Program, Policies and Procedures.

Dated: 09/14/2021

Witness _____

Authentisign
LUCY SALLAL
9/14/2021 11:01:55 AM EDT
Agent/Broker

RE/MAX WEST REALTY INC., BROKERAGE
9-1 Queensgate Boulevard Bolton, ON L7E2X7
Office: 905-857-7653 Cell: 416-824-6447
Lucy.Sallal@gmail.com

Dated: _____

Witness _____


Per: Bellaire Properties Inc.