



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

1. The role of the Agent/Broker is strictly to introduce the Purchaser(s) to Bellaire Properties Inc.
2. 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 Fee of **Ten Thousand Dollars (\$10,000.00)**, 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 fee only upon successful closing of the property known as **LOT #30 – Phase #5, 1405 STOVELL CRESCENT INNISFIL, ON L0L 1W0**

3. 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.
4. 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

5. This will confirm that on this 3 day of September 2024
Tia Diana, a registered Sales Representative / Broker with **Spectrum Realty Services Inc.**
Brokerage introduced the Purchaser to:

Lot No. 5-30

Purchaser's Name: Gaetano Cosentino & Maria Cosentino

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 at Vaughan, 3 day of September 2024

Witness



Agent/Broker

Dated at Vaughan, 3rd day of Sept., 2024

Witness

Elvio De Meneghi, Lormel Homes
Elvio De Meneghi, Lormel Homes (Sep 4, 2024 11:38 EDT)

Per: Bellaire Properties Inc.

TIA DIANA Broker
Spectrum Realty Services Inc., Brokerage

8400 Jane Street. Unit #9 Vaughan, ON L4K 4L8

Brokerage: 416-736-6500 Fax: 416-736-9766

Cell: 416-319-0532

Email: tia@spectrumrealtyservices.com
www.spectrumrealtyservices.com








Lot #5-30 Referral Agreement Signed by Agent

Final Audit Report

2024-09-04

Created:	2024-09-04
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"Lot #5-30 Referral Agreement Signed by Agent" History

-  Document created by Luana Casale (luana@lormelhomes.com)
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-  Document emailed to Elvio De Meneghi, Lormel Homes (elvio@lormelhomes.com) for signature
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