NOTICE OF AGENCY RELATIONSHIP

When working with a real estate agent in buying or selling real estate West Virginia Law requires that you be informed of whom the agent is representing in the transaction.

The agent may represent the seller, the buyer, or both. The party represented by the agent is known as the agent's principal and as such, the agent owes the principal the duty of utmost care, integrity, honesty and loyalty.

Regardless of whom they represent, the agent has the following duties to both the buyer and the seller in any transaction:

* Diligent exercise of reasonable skill and care in the performance of the agent's duties.
* A duty of honest and fair dealing and good faith.
* Must offer all property without regard to race, color, religion, sex, ancestry, physical or mental handicap, national origin or familial status.
* Must promptly present all written offers to the owner.
* Provide a true legible copy of every contract to each person signing the contract.

The agent is not obligated to reveal to either party any confidential information obtained from the other party which does not involve the affirmative duties set forth above.

Should you desire to have a real estate agent represent you as your agent, you should enter into a written contract that clearly establishes the obligations of both parties. If you have any questions about the roles and responsibilities of a real estate agent, they can provide information upon your request.

In compliance with the West Virginia Real Estate License Act, all parties are hereby notified that:

(printed name of agent) W. Paul Grist, affiliated with

(firm name) Foxfire Realty, is acting as agent of:

✓ The Seller, as listing agent or subagent. _____ The Buyer, as the buyer's agent.

_____ Both the Seller and Buyer, with the full knowledge and consent of both parties.

CERTIFICATION

By signing below, the parties certify that they have read and understand the information contained in this disclosure and have been provided with signed copies prior to signing any contract.

Seller	Date	Buyer	Date
Naomi M Cohen	11-8-13		
Naomi W Cohen	11-8-13		

I hereby certify that I have provided the above named individuals with a copy of this form prior to signing any contract.

Agent's Signature _____

Date 11/8/13

WV Real Estate Commission
300 Capitol Street, Suite 400
Charleston, WV 25301
304.558.3555
<www.wvrec.org>

This form has been promulgated by the WVREC for required use by all West Virginia real estate licensees.

EQUAL HOUSING OPPORTUNITY

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