

# Sotheby's

INTERNATIONAL REALTY

## ADDENDUM TO RESIDENTIAL LISTING AGREEMENT (Exclusive Authorization and Right to Sell) (C.A.R. Form RLA, Revised 7/24)

The following terms and conditions are hereby incorporated in, and made a part of the Residential Listing Agreement dated 8/8/2024, on property known as 122/124 N Harper

\_\_\_\_\_  
("Property/Premises"), in which Ash Pathi is referred to as ("Seller") and Sotheby's International Realty is referred to as ("Broker"). Seller and Broker are referred to as the "Parties."

**Paragraph 4C** is deleted and replaced with the following:

### C. Optional Additional Compensation

(1) **Additional Compensation for Unrepresented Buyer:** If no other brokerage company is involved in the sale of Seller's property because buyer is not represented by a real estate agent, Seller agrees to pay Broker the additional amount specified in **paragraph 2C(2)**, if checked for services rendered.

(2) **Additional Compensation for Buyer's Broker:** Seller authorizes Broker to convey an offer of compensation on Seller's behalf to any broker representing a buyer ("Buyer's Broker") in the amount of 2.5 % of the purchase price ("Buyer Broker Commission"). Seller agrees to pay the Buyer Broker Commission to the Buyer's Broker at close of escrow and to indemnify and hold Broker harmless from any claims relating to Seller's failure to do so. Seller acknowledges that in the event Broker is also the Buyer's Broker, Seller shall pay the Buyer's Broker Commission to Broker in addition to the amount specified in **paragraph 2C(1)**. Seller also acknowledges and agrees that Buyer's Broker is a third-party beneficiary of this agreement and may pursue Seller for failure to pay the Buyer Broker Commission. Notwithstanding the foregoing, if the individual listing agent is also the buyer's agent, the Buyer's Broker Commission that Seller shall pay will be 2.5 % of the purchase price, and Seller shall pay such amount to Broker in addition to the amount specified in **paragraph 2C(1)**.

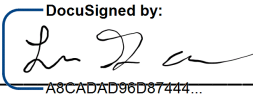
**The foregoing terms and conditions are hereby agreed to, and the undersigned acknowledge receipt of a copy of this Addendum.**

### SELLER SIGNATURE(S):

(Signature) By: \_\_\_\_\_ Date 8/13/2024  
Printed Name of Seller Ash Pathi  8741E409829C489...

(Signature) By: \_\_\_\_\_ Date \_\_\_\_\_  
Printed Name of Seller \_\_\_\_\_

### BROKER SIGNATURE(S):

Broker (Signature) \_\_\_\_\_ Date 8/12/2024  
By: Lindsay Galbraith  A8CADAD96D87444...