ANN ARBOR AREA BOARD OF REALTORS®

REQUEST AND AGREEMENT TO ARBITRATE

1. The undersigned, by becoming and remaining a member of the Ann Arbor Area Board of REALTORS® or a participant in its MLS, has previously consented to arbitration through the Board under its Rules and Regulations.

2. I am informed that each person named below is a member in good standing of the Board, a participant in its MLS, or was a member of said Board of REALTORS® or a participant in its MLS at the time the dispute arose.

3. A dispute arising out of the real estate business as defined by Article 17 of the Code of Ethics exists between me and:
(List all persons you wish to name as Respondents to this arbitration, attach additional sheet if necessary.)

   Name (Responsible Broker) _____ For: (Company) _____

   Name (Salesperson) _____ Address _____

4. There is due, unpaid and owing to me (or I retain) from the above-named persons the sum of $_____. **My claim is predicated upon the statement attached, marked Exhibit 1 and incorporated by reference into this application.**

5. I request and consent to arbitration through the Board in accordance with its *Code of Ethics and Arbitration Manual*, and I agree to abide by the arbitration award and to comply with it promptly.

   In the event I do not comply with the arbitration award and it is necessary for any party to this arbitration to obtain judicial confirmation and enforcement of the arbitration award against me, I agree to pay the party obtaining such confirmation the costs and reasonable legal fees incurred in obtaining such confirmation and enforcement.

6. I enclose my check in the sum of $500.00 for the arbitration filing deposit. This deposit is returned to the prevailing party.

7. I understand that I may be represented by counsel, and that I should give written notice no less than 15 days before the hearing of the name, address and phone number of my attorney to all parties and the Board. Failure to provide this notice may result in a continuance of the hearing, if the Hearing Panel determines that the rights of the other party(ies) require representation.

   Each party must provide a list of the names of witnesses he intends to call at the hearing to the Board and to all other parties not less than fifteen (15) days prior to the hearing. Each party shall arrange for his witnesses to be present at the time and place designated for the hearing. The following Realtor® non-principal (or Realtor-Associate® non-principal) affiliated with my firm has a financial interest in the outcome of the proceeding and has the right to be present throughout the hearing: _____

8. **Under the penalties of perjury, I declare that this application and the allegations contained herein are true and correct to the best of my knowledge and belief**.

9. Are the circumstances to this arbitration request the subject of litigation? ____Yes____No ~ If Yes- ____Civil ____Criminal

10. Are the circumstances to this arbitration request the subject of an investigation before the State Licensing commission?___Yes ___No

11. If either party to an Arbitration Request believes that the Grievance Committee has incorrectly classified the issue presented in the request (i.e., mandatory or voluntary), the party has twenty (20) days from the date of the receipt of the Grievance Committee's decision to file a written appeal of the decision. Only those materials that the Grievance Committee had at the time of its determination may be considered with the appeal by the Board of Directors.

12. This shall be deemed an arbitration agreement within the meaning of the Revised Judicature Act, section 5001, et seq; MSA 27a.5001 et seq; MCLA 600.5001 et seq; and Michigan Court Rule 3.602 and the undersigned agree that such judgment may be entered in any circuit court upon the award.

13. Important note related to arbitration conducted pursuant to Standard of Practice 17-4 (1) or (2): Where arbitration is conducted between two (or more) cooperating brokers pursuant to Standard of Practice 17-4 (1) or (2), the amount in dispute and the amount of any potential resulting award is limited to the amount paid to the respondent by the listing broker, seller, or landlord and any amount credited or paid to a party to the transaction at the direction of the respondent.

Web Site – http://AAABoR.com ● e-mail:REALTORS@AAABoR.com
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14. Address of the property in the transaction giving rise to this arbitration request:

_____

15. The sale/lease closed on: _____

Dated:_____

Complainant(s):

_____ _____

Signature of Responsible Broker for: Signature of Agent

Company Name_____ Name (Type or Print)_____

Street Address_____ Street Address_____

City _____ State ____ Zip _____ City _____ State ____ Zip_____

Phone: (_____)_____ Phone: (_____)_____

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