

[LEAD PAINT
REPORT](#)[DISCLOSURE
STATEMENT](#)[GALLERY](#)[HOME](#)[LOCKBOX](#)[MLS AREA](#)[PROPERTY
PROFILE](#)[CONTACT US](#)

PROPERTY PROFILE

Dear HomeOwner:

Step 1. Complete the following listing information. Sign this Property Profile and fax it to us at 773-248-4905 (wait for beep after greeting). E-mail or mail us a picture of your home. Include phone number where brokers can contact you directly.

Step 2. We create and post your listing with the Multiple Listing Service of Northern Illinois (MLSNI)(www.mlsni.com) and contact you with the listing number and downloaded data.

Step 3. You send us a check for the listing fee. We supply address in return e-mail. Your home is listed for as long as you wish. Brokers have access to your listing immediately. It takes a couple of days for it to be available on-line for the public and for your picture to appear.

WE DO NOT DISCRIMINATE ON THE BASIS OF RACE, RELIGION, COLOR, SEX, CREED, AGE, MARITAL STATUS, DISABILITY, MILITARY STATUS OR ANY OTHER BASIS PROHIBITED BY STATE OR FEDERAL LAW AND ABIDE BY ALL FAIR HOUSING LAWS. YOU MUST DO THE SAME. YOU MUST ALSO DELIVER TO PROSPECTIVE BUYERS (1) A PROPERTY DISCLOSURE STATEMENT AS WELL AS (2) A LEAD PAINT DISCLOSURE IF HOME WAS BUILT BEFORE 1978. BOTH ARE AVAILABLE AT OUR WEBSITE.

Our service ends on posting your listing except we will (1) make the changes you direct and (2) refer calls to you. We are not otherwise acting as your agent or in any other capacity. Thus you agree to handle showings and pay any broker who brings you a purchaser (which unless you indicate otherwise includes those who viewed your home before the date of this agreement) the commission indicated below. You indemnify us if any listing information is inaccurate, the buyer's broker does not receive the commission due or you violate applicable law. You are free to sell the home yourself at anytime. We have no control over and do not screen those who view listed properties. When you sign a contract and again when you close you shall within 24 hours of each event supply us in writing with the (a) contract date, (b) closing date and (c) sales price. If you fail to do so we will be fined and you hereby agree to reimburse us for any such fines and acknowledge that we will assert a lien at closing. KEEP A COPY OF THIS CONTRACT

COMPLETE FOLLOWING

ACCEPTED ON _____, 2002

Sellers' (Owners of Record) Signature(s)

Sellers' (Owners of Record) Name(s)

<p>_____</p> <p>Months Listing Required</p> <p>_____</p> <p>Listing Price</p> <p>_____</p> <p>Phone for Brokers To Call</p>	<p>_____</p> <p>Address of Home for Sale</p> <p>_____</p> <p>City, County, State, Zip Code</p> <p>_____</p> <p>E-Mail</p>
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Directions to Home _____

Township _____	Subdivision _____
Waterfront: Yes <input type="checkbox"/> No <input type="checkbox"/>	Model _____
Year Built _____ Built Before 1978: Yes <input type="checkbox"/> No <input type="checkbox"/>	Lot Dimensions _____
# Rooms _____ # Bedrooms _____ # Baths _____	Master Bath: Yes <input type="checkbox"/> No <input type="checkbox"/>
Basement: Yes <input type="checkbox"/> No <input type="checkbox"/> Bsmt Bath : Yes <input type="checkbox"/> No <input type="checkbox"/>	# Fireplaces _____
Property Index Number (PIN) _____	Property Taxes \$ _____ Year: 00 <input type="checkbox"/> 01 <input type="checkbox"/>
Property Tax Exemptions (Owner, Senior) _____	Special Assessment, if any _____
New Construction: Yes <input type="checkbox"/> No <input type="checkbox"/>	Monthly Assessment, if any _____
Living Room: Dimensions _____ Floor _____ Floor Treatment _____	Master Bedroom: Dimensions _____ Floor _____ Floor Treatment _____
Dining Room: Dimensions _____ Floor _____ Floor Treatment _____	Bedroom #2: Dimensions _____ Floor _____ Floor Treatment _____
Kitchen: Dimensions _____ Floor _____ Floor Treatment _____	Bedroom #3: Dimensions _____ Floor _____ Floor Treatment _____
Family Room: Dimensions _____ Floor _____ Floor Treatment _____	Bedroom #4: Dimensions _____ Floor _____ Floor Treatment _____
Additional Room #1: Dimensions _____ Floor _____ Floor Treatment _____	Additional Room #3: Dimensions _____ Floor _____ Floor Treatment _____
Additional Room #2: Dimensions _____ Floor _____ Floor Treatment _____	Additional Room #4: Dimensions _____ Floor _____ Floor Treatment _____
Grammar School _____ District # _____	Additional Room #5: Dimensions _____ Floor _____ Floor Treatment _____
Jr. High School _____ District # _____	Additional Room #6: Dimensions _____ Floor _____ Floor Treatment _____
High School _____ District # _____	Buyer's Broker Commission _____ % Pls. Initial _____ (This is the commission you agree to pay to a broker who brings you a buyer.)

HIGHLIGHTS OF HOME AS YOU WISH IT TO APPEAR ON LISTING:

You have six lines for description. The first line has 45 characters, the remaining five have 60 characters each.

FOR FOLLOWING PLACE "X" OR CIRCLE OR FILL IN BLANKS WHERE APPROPRIATE

1.	Air Conditioning (central, zoned, window and how many) _____
2.	Amenities (clubhouse, park, pool, tennis court, horsebarn, pond, water rights, lake)
3.	Appliances: double oven <input type="checkbox"/> oven/range <input type="checkbox"/> microwave <input type="checkbox"/> dishwasher <input type="checkbox"/> refrig <input type="checkbox"/> freezer <input type="checkbox"/> washer <input type="checkbox"/> dryer <input type="checkbox"/> disposal <input type="checkbox"/> compactor <input type="checkbox"/> outdoor grill <input type="checkbox"/> movable grill <input type="checkbox"/>
4.	Attic Information: Attic <input type="checkbox"/> Full <input type="checkbox"/> Dormer <input type="checkbox"/> Unfinished <input type="checkbox"/> Pull-Down Door <input type="checkbox"/>
5.	Basement Information: Basement <input type="checkbox"/> Full <input type="checkbox"/> Partial <input type="checkbox"/> Walkout <input type="checkbox"/> Finished <input type="checkbox"/> Part Finished <input type="checkbox"/> Crawl Space <input type="checkbox"/> English Basement <input type="checkbox"/> Sub-Basement <input type="checkbox"/> Slab <input type="checkbox"/> Exterior Access <input type="checkbox"/> Basement Bath <input type="checkbox"/>
6.	Bath Information: Master Full <input type="checkbox"/> Master Half <input type="checkbox"/> Shared Master <input type="checkbox"/> Whirlpool <input type="checkbox"/> Sauna <input type="checkbox"/> Separate Shower <input type="checkbox"/> Steam Shower <input type="checkbox"/> Double Sink <input type="checkbox"/> Bidet <input type="checkbox"/>
7.	Driveway Information: Material _____ Off Alley <input type="checkbox"/> Off Street <input type="checkbox"/> Side <input type="checkbox"/> Heated <input type="checkbox"/>
8.	Elec. System: fuses <input type="checkbox"/> circuit breakers <input type="checkbox"/> 100 amp <input type="checkbox"/> 150 amp <input type="checkbox"/> 200+ amp <input type="checkbox"/>
9.	Equipment (intercom, humidifier, water softener, central vac, tv-cable, tv-antenna, tv-dish, security system, CO detector, fire sprinkler, sump pump)
10.	Exterior Construction Materials (brick, frame, stucco, etc.)
11.	Features (deck, patio, screened porch, vaulted/cathedral ceiling, skylight, balcony, porch, gazebo, storage shed, greenhouse, underground sprinkler, dog run, boat dock, above ground pool, in-ground pool, hot tub, sauna, dry bar, wet bar, roof deck)
12.	Type of Foundation (brick, concrete, block)
13.	Garage and Parking Information: Garage <input type="checkbox"/> No. Cars <input type="checkbox"/> Elec. Opener <input type="checkbox"/> Heated <input type="checkbox"/> Attached <input type="checkbox"/> Detached <input type="checkbox"/> Permit <input type="checkbox"/> Off Alley <input type="checkbox"/> Street <input type="checkbox"/> Apron <input type="checkbox"/> Valet <input type="checkbox"/> Guest <input type="checkbox"/>
14.	Kitchen Information: Eat-In <input type="checkbox"/> Eat-in Table <input type="checkbox"/> Galley <input type="checkbox"/> Island <input type="checkbox"/> Pantry <input type="checkbox"/> Butler's Pantry <input type="checkbox"/> Walk-in Pantry <input type="checkbox"/> Closet Pantry <input type="checkbox"/>
15.	Heating System (gas, oil, electrical, forced air, radiant, radiators)
16.	Water Source (Lake Michigan, private, well, public)
17.	Improvements: Sidewalks <input type="checkbox"/> Street lights <input type="checkbox"/> Paved street <input type="checkbox"/> Curbs/gutters <input type="checkbox"/> Public sewer <input type="checkbox"/> Private sewer <input type="checkbox"/>
18.	Lot Description (beach, corner, cul-de-sac, fenced yard, irregular, lake, profess. landscaping, pond, river front, water view, wooded lot)

19.	Roof Material (asphalt shingles, asphalt, tar, rubber, stones)
20.	Home Style _____ # Stories _____
21.	Time of Buyer Possession (closing) _____
22.	Fireplace Information: Fireplace #1: Gas Starter <input type="checkbox"/> Wood Burning <input type="checkbox"/> Gas Burning <input type="checkbox"/> Gas Logs <input type="checkbox"/> Description (Block, concrete, wood) _____ Location _____ Fireplace #2: Gas Starter <input type="checkbox"/> Wood Burning <input type="checkbox"/> Gas Burning <input type="checkbox"/> Gas Logs <input type="checkbox"/> Description (Block, concrete, wood) _____ Location _____ Fireplace #3: Gas Starter <input type="checkbox"/> Wood Burning <input type="checkbox"/> Gas Burning <input type="checkbox"/> Gas Logs <input type="checkbox"/> Description (Block, concrete, wood) _____ Location _____

FOR CONDOS ONLY:

Total No. of Units in Bldg _____ Your % Interest _____ Your Unit # _____ Dogs Allowed ? _____ Cats Allowed? _____
 Does Price Include Parking Spaces? _____ How Many _____ If Not, What is Separate Selling Price _____
 On-Site Management? _____ Self-Management? _____ Days for Board Approval of Sale _____
 What Exposures (North, South, East, West, park, lake, water, pond) _____

FOR VACANT LAND ONLY

Actual Zoning _____ Current Use _____
 Frontage/Access _____
 Road Surface _____
 Utilities to Site _____

FEATURE YOUR HOME ON OUR WEBSITE

Do You Want Your Home's MLS Listing Linked to Our Home Page? Place "X" Here
 (no obligation to you but the buyer's broker will pay us a service charge of \$100).

Do You Want Your Own Home's Website Linked to Our Home Page? Place "X" Here
 (no obligation to you but the buyer's broker will pay us a service charge of \$100).

Do You Want Your Home's Picture Featured in Our Gallery? Place "X" Here
 (no obligation to you but the buyer's broker will pay us a service charge of \$100).

OTHER MATTERS

Open House: If wanted immediately provide date and time and if lunch or refreshments will be served _____

Lockbox: I wish a lockbox and will pick it up Cash deposit of \$100, \$25 refund when returned.

Exclusions: No commission is due a buyer's broker for the following who previously viewed property:
