

# The Steve Betow Group Buyer \$5,000 Cash Savings Guarantee Certificate

I guarantee that when you find the home you want to purchase, I will negotiate on your behalf to help you purchase this home for at least \$5,000 less than the original list price, (i.e. the original price listed on the MLS - Multiple Listing Service), or have the seller pay \$5,000 of your closing costs, prepaid expenses or discount points. If not, I will pay you \$1,000 cash at the closing of your home.

## Conditions:

- \* You will obtain written pre-approval for a home loan within 21 days of the date of this guarantee.
- \* You sign a Buyer Broker Agreement and use The Steve Betow Group as your REALTOR®.
- \* The only exemption to the \$5,000 Savings Guarantee will be situations where we negotiate 3.00% in seller paid expenses and it is less than \$5,000. This will happen when your loan approval only allows 3.00% in seller paid and your loan amount is less than \$167,000.
- \* You pay me absolutely no fees for my services. The seller will pay my entire commission on the home you purchase.
- \* This guarantee applies to homes listed by real estate brokerages other than The Realty House, Inc. As designated by law, I am obliged to represent the seller when negotiating for homes listed by The Steve Betow Group or The Realty House, Inc. For these homes, my goal will be to do my best to bring buyer and seller together to find a price which is fair to both.
- \* If I fail to negotiate a price for you of at least \$5,000 below the original list price or save you \$5,000 in closing costs, prepaid expenses or discount points, I will pay you the \$1,000 guaranteed cash at the closing of your home purchase.

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Agent for the Steve Betow Group

\_\_\_\_\_  
Date

\_\_\_\_\_  
Home Buyer (s)

\_\_\_\_\_  
Date