



WEST SHORES REALTY

AFFILIATED BUSINESS ARRANGEMENT DISCLOSURE STATEMENT

PROPERTY ADDRESS: _____

SELLER(S): _____

BUYER(S): _____

FROM: WEST SHORES REALTY ("BROKER")

This is to give you notice that Broker has a business relationship with the companies listed below, in that the companies are wholly owned either directly or indirectly by Broker. Because of this relationship, the referral of business to this company may provide us, our employees or other related parties noted herein a financial or other benefit.

Set forth below is the estimated charge or range of charges for services and products. You are NOT required to use the listed company as a condition of the purchase or sale of the subject property. THERE ARE FREQUENTLY OTHER SETTLEMENT SERVICE PROVIDERS AVAILABLE WITH SIMILAR SERVICES. YOU ARE FREE TO SHOP AROUND TO DETERMINE THAT YOU ARE RECEIVING THE BEST SERVICES AND THE BEST RATE FOR THESE SERVICES.

<u>COMPANY</u>	<u>Estimation of Provider's Typical Fees</u>
West Shores Escrow: A Non Independent Broker Escrow	\$295.00 base fee, plus \$2.50 per \$1,000 (\$1,200 minimum) to each side, with additional charges depending on escrow processing involved. Additional document processing/preparation fees: Seller - \$250; Buyer - \$595 (these fees may vary depending on complexity of processing involved)
PURE NHD: PROVIDES NATURAL HAZARD DISCLOSURE REPORTS IN COMPLIANCE WITH CALIFORNIA LAW. PURE NHD PURCHASES DATA FROM A 3RD PARTY REAL ESTATE DATA PROVIDER.	\$99.99 Residential NHD Report, with Tax Report; \$129.99 with Environmental Report \$129.99 Commercial NHD Report, with Tax Report; \$149.99 with Environmental Report \$0.00 Tenant Flood Report
West Shores Financial & West Shores Lending	Rates may vary depending on Clients Credit Worthiness. Broker Compensation varies depending on Lender used and/or Loan Pricing.

ACKNOWLEDGEMENT OF RECEIPT OF DISCLOSURE

I/We have read this disclosure form and understand that the Company or its agents may refer me/us to the settlement service provider named in this Disclosure Statement and that the principals and/or officers of this company and/or the Company may receive a financial or other benefit as a result of this referral.

Seller Date

Seller Date

Buyer Date

Buyer Date