

**AMENDMENT TO  
BUYER BROKERAGE  
SERVICES AGREEMENT**

This amends the Buyer Brokerage Services Agreement ("Agreement") dated \_\_\_\_\_ between \_\_\_\_\_ ("Buyer Brokerage Firm" or "Firm") and \_\_\_\_\_ ("Buyer") (the "Amendment").

1.  **TERM EXTENDED.** The term of the Agreement is extended until \_\_\_\_\_ days (60 days if not filled in) from the date of mutual acceptance of this Amendment.

2.  **AGENCY RELATIONSHIP.** Buyer Brokerage Firm's representation of Buyer for the purchase of real property in the Area is amended to be:

- Exclusive. Buyer may not enter into an agency relationship with another real estate firm during the Term for the purchase of real property in the Area ("Exclusive Agency"); or
- Non-Exclusive. Buyer may enter into a non-exclusive agency relationship with other real estate firms during the Term ("Non-Exclusive Agency").

3.  **AGENCY AND CO-BUYER BROKER.** Firm appoints \_\_\_\_\_ ("Co-Buyer Broker") to represent Buyer with Buyer Broker. This Amendment creates an agency relationship with Co-Buyer Broker and any of Firm's managing brokers who supervise Co-Buyer Broker ("Supervising Broker"). No other brokers affiliated with Firm are agents of Buyer.

4.  **LIMITED DUAL AGENCY.**

a. Buyer Broker as Limited Dual Agent. If Buyer did not previously consent in the Agreement and if initialed below, Buyer consents to Buyer Broker and any of Firm's managing brokers who supervise Buyer Broker acting as limited dual agents in the sale of property that is listed by Buyer Broker. Buyer acknowledges that as a limited dual agent, RCW 18.86.060 prohibits Buyer Broker from advocating terms favorable to Buyer to the detriment of the seller and further limits Buyer Broker's representation of Buyer.

\_\_\_\_\_  
Buyer's Initials      Date      Buyer's Initials      Date

b. Co-Buyer Broker as Limited Dual Agent. If initialed below, Buyer consents to Co-Buyer Broker and Supervising Broker acting as limited dual agents in the sale of property that is listed by Co-Buyer Broker. Buyer acknowledges that as a limited dual agent, RCW 18.86.060 prohibits Co-Buyer Broker from advocating terms favorable to Buyer to the detriment of the seller and further limits Co-Buyer Broker's representation of Buyer.

\_\_\_\_\_  
Buyer's Initials      Date      Buyer's Initials      Date

5.  **COMPENSATION.** The compensation for Buyer Brokerage Firm's services is amended from the compensation set forth in the Agreement to (the "Compensation"):

- \_\_\_\_\_ % of purchase price;
- \$\_\_\_\_\_;
- other: \_\_\_\_\_

6.  **OTHER:** \_\_\_\_\_

All other terms and conditions of the Agreement remain unchanged.

\_\_\_\_\_  
Buyer's Signature      Date

\_\_\_\_\_  
Buyer's Signature      Date

\_\_\_\_\_  
Buyer Brokerage Firm

\_\_\_\_\_  
Buyer Broker's Signature      Date