Seller's Authorization to Delay Showings from Multiple Listing Service Inc.

Property Address (Please print clearly): _____

Municipality: _____ Zip Code: _____

While most sellers want rapid exposure of their home in order to encourage all possible buyers, the purpose of using the DELAYED status in the Multiple Listing Service is to give Sellers time to prepare their home for sale **prior** to showings beginning on the property.

During the time a listing is in Delayed Status, agents may advertise and market (except for conducting showings) the listing in a manner consistent with their marketing strategy, with the following understandings:

- A listing can be delayed from the MLS for a maximum of 21 days from the start of the Term of Contract as indicated on the Listing Agreement.

- Listings entered as Delayed are searchable by members of the service and can be manually emailed to potential buyers.

- While a listing is in the Delayed Status, showings of any kind are not allowed. This includes showing to members of the public, agents and brokers.

- Days on Market begin the first day that the listing goes Active.

- Once a listing goes Active in the system, the expectation is that it is available at that time for showings.

Confirmation of Seller's understanding and desire to Delay Showings on their property:

I understand that showing will not begin on my property until _____.
                                                (insert Start Showing Date)

I understand that during the time my property is in Delayed status. MLS will not transmit information that my property is for sale to 3rd party websites so that my property will not appear on 3rd party websites until the above-mentioned date.

I understand the above-mentioned date CANNOT be changed to reflect an earlier showing date than stated above, once the listing has been input into the MLS. The Delayed status cannot be extended beyond the 21-day period.

By signing below, Seller(s) acknowledge that Seller has read, understands and wishes for their property to be delayed until the agreed upon Start Showing Date.

Seller Signature: _____ Date: _____

Seller Signature: _____ Date: _____

Listing Agent Signature: _____ Date: _____

Note: Listing agents MUST upload this document as the first page, signed by the Seller(s), along with the listing contract on all properties being entered as Delayed Status at the time of entry into Flex MLS.