

CAIVAN

CO-BROKER REFERRAL PROGRAM

TERMS

Definitions:

“**Broker/Sales Agent**” means the sales agent who has referred a Prospective Purchaser to Caivan Communities.

“**Caivan**” means Caivan Development Corporation and any of its affiliates.

“**Prospective Purchaser**” means one or more individuals who has expressed to Caivan Communities an interest in purchasing a home for sale by Caivan Communities.

“**Referral Program**” means the program for payment of referral fees in accordance herewith.

“**Sales Centre**” means a sales centre operated by Caivan Communities or such other location as Caivan Communities may advise.

Referral Fee Payable: \$3,000 of which 100% is payable 30 days after title closing. Net sale price excludes any options, upgrades or lot premiums.

Referral Registration: All referrals must be registered at the Sales Centre in person by both the Broker/Sales Agent and the Prospective Purchaser upon the first visit to the Sales Centre. If the home is purchased within 60 days of being registered, the referral fee will be payable. If the client has not purchased within 60 days of registration, the Referral Program will automatically expire.

Sales Price: Sales prices and marketing incentives are subject to change without notice.

Roles of Broker/Sales Agent: The role of the Broker/Sales Agent is to introduce the Prospective Purchaser(s) to our Sales Centre. Caivan Communities sales staff are responsible for presenting and selling our product. NO ADVERTISING, SOLICITING OR REPRESENTATION will be permitted by anyone other than Caivan Communities personnel.

CONDITIONS

1. Broker/Sales Agent will present and introduce the Prospective Purchaser(s) to the Caivan Communities Sales Centre. Both the Prospective Purchaser and the Broker/Sales Agent must be present in person at the first visit.
2. Broker/Sales Agent is to complete the Referral Registration form. The Sales Agent’s business card must be attached. **Note: Any Prospective Purchaser who has previously been in contact with any Caivan Sales Office, either written, verbally, electronically, or in person, eliminates eligibility for the Broker/Agent Referral Program.**
3. If for any reason the sale is cancelled and/or Caivan Communities deems it not firm, the referral fee will not apply.
4. If the Referral Registration Form is not completed in full the Broker/Sales Agent will not be eligible for this Referral Program. **Broker/Sales Agent RECO Registration number is required and mandatory.**
5. Broker/Sales Agent must be present at time of registration and at the initial time of signing the Agreement of Purchase and Sale.
6. Broker/Sales Agent is responsible for submitting an invoice along with the completed “Direct Payment Authorization Form” to Caivan Communities at **ap@caivan.com**. Irrespective of above payment terms, an invoice should be submitted 30 days after a deal is firm in order to meet the payment timelines.
7. Caivan Communities reserves the right to deny a referral fee when the Broker/Sales Agent has not followed the above requirements and/or has clearly had little or no involvement in the sales process prior to the signing of the Agreement of Purchase and Sale. In addition, Caivan Communities reserves the right to deny a referral fee under any circumstances whatsoever at Caivan Communities sole discretion.
8. Caivan Communities does not negotiate the selling prices of its homes. The customer receives the same price whether the home is sold directly by a Caivan Communities Sales Consultant or in conjunction with a cooperating Broker/Sales Agent.
9. All terms and conditions are subject to change without notice.

Thank you for your cooperation with our Co-Broker Referral Program.

Subject to change without notice. E & O.E. May 6, 2021

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Prospect's Name:

Agent's Name:

Community:

RECO Registration Number:

Phase:

Lot:

Brokerage:

Date:

Prospect's Signature

Prospect's Printed Name

Attention Broker/Agent:

Please refer to the Terms and Conditions for complete details of this program. The Prospective Purchaser(s) must enter into a firm Agreement of Purchase and Sale at this Sales Centre within 60 days of being registered. **Any Prospective Purchaser(s), who has previously been in contact with the Sales Centre, either verbally, in person, electronically, or in writing, eliminates Broker/Agent eligibility under this Referral Program.**

Accepted by Caivan Communities

Broker/Agent Signature

Print name

Broker Business Card

CAIVAN

Direct Payment Authorization Form

I (we) hereby authorize Caivan Development Corporation and its affiliates ("Caivan") to deposit payments directly in to the account with the financial institution, all as set out below, and, if necessary, to make adjustments to any deposits made in error. This authorization will remain in effect until the undersigned has notified Caivan in writing to cancel this authorization. Any information provided in this form may be changed by providing a revised Direct Payment Authorization Form to Caivan. Any cancellation or change of information delivered in writing to Caivan will take three (3) business days to process, and any deposits scheduled within that time will be made in accordance with the information on this form. Caivan will rely solely on the direct deposit information provided by the undersigned on this form, and Caivan will not investigate the accuracy thereof, and is not responsible for any errors made in the information provided on this form. Caivan is not responsible for any errors made by any financial institution to which deposits are instructed to be made in accordance with this form. All inquiries should be directed to ap@caivan.com.

Name of Brokerage

Date

Signature

I have authority to bind the Brokerage.

Name

Title

EFT Remittance Contact Information:

Name

Phone Number

Email Address

Mailing Address

Banking Information (*attach void cheque or letter from bank*):

Institution Name

Branch Address

Institution Number (3 digits)

Branch Number (5 digits)

Account Number

