

Main Points in new MLS Rules:

ARTICLE 3 – ORIENTATION and TRAINING

Section 1: Any applicant for MLS participation and any licensee (including licensed or certified appraisers) affiliated with an MLS participant who has access to and use of MLS-generated information shall complete an orientation program of no more than eight (8) classroom hours devoted to the MLS rules and regulations and computer training related to MLS information entry and retrieval and the operation of the MLS within sixty (60) days after access has been provided.

A. All Participants and Subscribers are required to take “MLS Basic” Class within 60 days of their application. Failure to take the required training will result in suspension of the MLS services. Company Name Here will monitor the 60 day requirement period.

Section 2: Participants and subscribers may be required, at the discretion of the MLS, to complete additional training of not more than four (4) classroom hours in any twelve (12) month period when deemed necessary by the MLS to familiarize participants and subscribers with system changes or enhancement and/or changes to MLS rules or policies. Participants and subscribers must be given the opportunity to complete any mandated orientation and additional training remotely.

ARTICLE 4 – RULES and REGULATIONS

Section 1: All Listings Subject to Rules and Regulations. Any listing filed with COMPANY NAME HERE is subject to rules and regulations of COMPANY NAME HERE within three (3) business days and three (3) business days on correcting a listing error, excluding weekends or federally recognized holidays, upon the latter of a) the dated signature of the owner(s) of record or b) the beginning date on the Listing Agreement

Section 3: Listing Content and Virtual Tours.

A. At least one front exterior photo or rendering, aerial photo, or water view from the property (unit)

i. The sellers’ have the ability to withhold photographs from the MLS after written authorization is provided to the listing Broker/Agent and then supplied to the ABBREVIATED NAME’s administration department. A logo will be added when written authorization is received that states “Photo not available per seller’s direction”. (Adopted 6/2011)

E. Upon COMPANY NAME HERE receipt of a Digital Millennium Copyright Act (DMCA) takedown notice

Section 10: Listings Not Available for Showing:

B. Active Listings that become temporarily unavailable for showing by other Participants for any reason whatsoever must be changed to “TOM” (Temporary Off Market/HOLD) status within two days excluding weekends and federally recognized holidays and will expire automatically on the Expiration Date unless reactivated in the interim. The penalty for non-compliance of A or B is outlined in the Automatic Fines Schedule, Level II.

C. Unless written permission is obtained from the listing agent/broker or included in the listing, a fine will be imposed to any Participant/User contacting owner(s) of record when their listings are in an on market (ACT, AUC, ACT w/Break, PNC, TOM) status as outlined in the Automatic Fines Schedule, Level III.

Section 12: Short Sales. Short Sales must be disclosed.

Section 13:

A listing must remain off-market for 30 days before it can be relisted by the same company and get a new MLS number.

Cumulative DOM will still accumulate unless listed property is off market for over 60 days.

DOM for new construction resets when it goes from Proposed to Under Construction and then when property moves to new complete DOM begins again.

Section 14: Housing for Older Persons. Disclosure of qualified housing for older persons in the MLS database is mandatory. Any listing otherwise eligible for dissemination in the MLS database that is located within a community that is “qualified

housing for older persons” under the Fair Housing Act, and thus may lawfully limit occupancy to such older persons (e.g. an “over- 55” or “over-62” community), must also include a statement specifically disclosing such restriction in any remarks section of the listing.

A. When the listing Participant discloses that a property is qualified housing for older persons, then at the time the listing is loaded in the MLS database, the Participant must:

i. **Upload Affidavit or Display Renewal Date.**

Affidavit: Immediately obtain and upload an executed copy of the approved “Housing for Older Persons Affidavit Verifying Occupancy and Qualification”. The Affidavit must be signed and notarized by authorized parties of the qualified community or its legal counsel

Section 15: HUD Listings. HUD listings may be identified in Realtor Remarks and if so identified, must include information that the cooperating broker must be registered with HUD. (Updated 8/2012)

Section 16: REO/Bank Owned Disclosure. REO/Bank Owned properties must be noted.

Section 17: In-Foreclosure and Pre-Foreclosure. Before selecting In-Foreclosure or Pre-Foreclosure in the Realtor Info Confidential field or noting in Remarks, it is highly recommended that the listing participant obtain written consent from the owner(s) of record.

A. Pre-Foreclosure Definition: This refers to the period after the lender has filed the original complaint and filed a lis pendens on the property indicating the intent to foreclose.

Section 18: Type of Listing/Special Listing Type. Limited Service, MLS Only, Exclusive Agency Listings, or a Variable Rate commission arrangement must be disclosed in the proper field
(We must add Limited Service, MLS only. Should Variable Rate be made “required”?)

Section 20: Under Construction Homes. Under construction homes may be listed under the Residential property type under the following conditions:

- A.** The list price must include the price of the residential structure and lot.
- B.** Under Construction must be selected from the Construction Status field.
- C.** The first words in the Public Remarks field must say "Under Construction."
- D.** Requires at least one photo/image/rendering. The Builder Name and License Number are required in Realtor Only Remarks.
- E.** A floorplan representing the finished structure is recommended to be uploaded as an attachment.

Under Construction Definition: The listing is for specific lot and specific structure where construction has begun but is not complete, and a Certificate of Occupancy has not been issued.

Section 26: Energy Efficiency Documentation: Entry and disclosure of energy efficient (green) property features in the MLS database is optional. However, if the listing agent selects an option from the Green Certifications field, documented proof of that feature or certification must be uploaded to the listing immediately following listing entry or update.

Section 28: Submission of Requested Documents: When requesting documentation for purposes of auditing a listing, the documents must be received within two (2) days. Failure to comply by the deadline will result in an automatic fine as outlined in the Automatic Fines Schedule, Level II.

ARTICLE 5 - LISTING PROCEDURES

Section 1: Submission of Listings. Participant’s listings of real or personal property (Mobile only allows “real” property for sale) of the types shown below which are located in the counties of ABBREVIATED NAME’s service area

shall be submitted to the COMPANY NAME HERE within (3) three business days, excluding weekends and federally recognized holidays, upon the latter of a) the dated signatures of the owner(s) of record or b) the beginning date on the Listing Agreement. Listings of property located outside these counties will be accepted if submitted by a Participant, but are not required by COMPANY NAME HERE.

Section 3: Optional Listing Types. The following classifications of property may be placed with COMPANY NAME HERE at the option of the Participant, however listing, if entered, must be in compliance with the Rules and Regulations:

Fractional Listing: A Fractional listing, wherein the buyer(s) will receive a recorded deed may be submitted to the MLS by the Participant. Several types of legal restrictions can apply to fractional ownership: state real estate law, local real estate law, private deed restrictions and federal/state and securities law.

Rules upon Entry into MLS: If a Participant chooses to enter a Fractional Listing into the MLS:

- i. "Fractional" under the "Ownership" field must be selected
- ii. "Public Remarks" must include the words "Fractional Ownership and the number of shares included/total shares in the first line of remarks.
- iii. Fractional listings must be entered on the residential (RES) profile sheet.

A. **Joint Listing:** Rename it Co-Brokered, not Joint. When a Participant jointly lists a property with another Participant, the following rules apply:

- i. Only one Participant of the MLS may submit the listing to the MLS.
- ii. The listing Participant is solely responsible for the terms and conditions of the listing, including but not limited to, the offer of compensation to cooperating Participants.
- iii. The listing must be of a type permitted by the MLS and conform to all rules, regulations, and policies of the MLS.
- iv. The agent who is listing the property in the MLS must have written authorization from the other listing broker permitting the listing to be placed in our MLS
- v. The agent who is listing the property in the MLS must have written authorization from the seller authorizing the joint listing of the property.

Section 6: Non-Participant Listings. Participants may enter information into the system solely for the Participants and Subscribers and may not input listings for non-participant brokerages.

Section 7: Named Prospects. Exclusive Right of Sale Listings, Exclusive Agency and Limited Service agreements with "named prospects" exempted must be clearly distinguished by indicating "Exclusion" on the MLS data entry form. (We must add the field for "Exclusion".)

Section 9: Use of MLS Data Entry Form. Participants shall utilize the current approved MLS data entry form, complete all required fields and obtain all required signatures.

Section 10: Refusal of Certain Forms of Listings. COMPANY NAME HERE, through its legal counsel, may refuse to accept a listing form which (a) fails to adequately protect the interests of the public and the Participants, (b) established, directly or indirectly, any contractual relationship between COMPANY NAME HERE and the client; and/or (c) fails to comply with these Rules. The listing agreement of a property filed with COMPANY NAME HERE must expressly grant the listing Participant authority to advertise; file the listing with COMPANY NAME HERE; provide timely notice of status changes of the listing to the MLS; provide sales information including selling price to COMPANY NAME HERE upon sale of the property; designate the full gross listing price; and bear a definitive and final termination time and date as negotiated between the listing Participant or Subscriber and the seller(s).

Section 11: Exempt Listings. If the owner(s) of record refuses to permit the listing to be disseminated by COMPANY NAME HERE, the broker may then take the listing ("office exclusive") and such listing shall be filed with COMPANY NAME HERE but not disseminated to the Participants. Filing of the listing must be accompanied by the Owner's Waiver of MLS Entry acknowledgement (or another like form), signed by the listing broker and owner(s) of record affirming that they do not desire the listing to be disseminated by COMPANY NAME HERE.

Failure to submit the required Owner's Waiver of MLS Entry form within two business days, excluding weekends or federally recognized holidays, upon the latter of a) the dated signature of the owner(s) of record or b) the beginning date on the Listing Agreement will result in an automatic fine of \$500 for each occurrence; fourth occurrence will result in a hearing.

C. Status Definitions:

- i. **Active Under Contract/Contingent:** *An offer has been accepted but the listing is still on market. The transaction is contingent upon the outcomes of inspection, financing and appraisal. The listing is still included in IDX/VOW feeds and syndicated to third party sites. Days on Market continue to accrue. Back-up offers can be accepted.*

Active/Break - *An offer has been accepted, but it is contingent upon the sale of another property. If a second offer is received for the property the possibility exists for the second offer to take the first position and take precedence over the original offer. The listing is still included in IDX/VOW feeds and syndicated to third party sites. Days on Market continue to accrue.*

- iv. **Coming Soon:** *A Coming Soon listing is intended for a property that has a signed listing agreement and needs staging, photos, repairs, etc. must be listed in the MLS under coming soon status within 48 hours of signed listing agreement. If seller elects not to sign the Coming Soon waiver then no Coming Soon sign, rider or advertising on the property, representing Coming Soon, or any variation thereof, can take place until the home is Active in the Multiple Listing Service. Coming Soon properties cannot be shown by any licensee, (including the listing agent) until the listing status is changed to "Active" in the MLS. The "Coming Soon" status requires an "Expected On-Market Date". This date cannot exceed 30 days from the date the listing is submitted. If the property is ready and available prior to the expected-on market date, the status of the listing can be updated to "Active" in the MLS. If no action is taken on a Coming Soon listing, the system will automatically update the listing status to "Expired" on day 31. Coming Soon listings do not accrue Days on Market (DOM) until the listing status is changed to "Active" in YOUR COMPANY NAME HERE's MLS System. Coming Soon listings must have one photo added within 2 working days of submission and will be automatically notated as "Coming Soon" in the YOUR COMPANY NAME HERE MLS database and public remarks.*

Coming soon listings CAN BE advertised by the listing agent as Coming Soon. They CAN NOT be shown until active in the system. A listing broker may not re-list a property in COMING SOON status unless:

- *The listing has been in EXPIRED or WITHDRAWN status for over 90 days, or*
- *The property is listed with a new brokerage firm, or*
- *The property has been sold or rented.*
- *Listings may not be transferred from any other status, to COMING SOON.*

A \$1000 fine will be charged to the listing agent if the home is shown prior to being made active.

- vii. **Hold/Temporarily Off Market:** *A current listing contract exists between a property owner and a broker. The property is not available for showing and/or submission of offers to purchase or lease. This status is to be used when the property cannot be shown.*

- ix. **Cancelled:** *The listing contract has been discontinued.*

Definition of Selling Office/Agent: For sold transactions, the selling office/agent are defined as the office/agent compensated as the buyer's brokerage. **Accurate reporting of the selling office/agent ID is required.**

Section 13:

****There will be an "OTHER" Field to allow for Bonus Information to be entered.**

Section 20: Lockbox Authorization. COMPANY NAME HERE requires written authorization from the property owner(s) to the Listing Participant prior to placement of a lockbox on the property. This authorization may be selected by the owner(s) of record in the Exclusive Right of Sale or Exclusive Agency Listing Contract. (Lockboxes is a function of the MAAR. Please refer to the MAAR Policy Manual for the rules.)

(Do we add this to our contracts and profile sheets?)

Section 21: Track Price Change Information: Allow the display of price change history of listings in advertising including (but not limited to) IDX, in accordance with NAR's Section 16 of the MLS Handbook. (Adopted 9/2011)

Section 22: Track Time on Market Information: Allow the display of market time on listings in advertising including (but not limited to) IDX, in accordance with NAR's Section 17 of the MLS Handbook. (Adopted 9/2011)

ARTICLE 6 - SELLING PROCEDURES

Section 2: Presentation of Offers. The Listing Participant/User must make arrangements to present the offer as soon as possible, or give the cooperating Participant/User a satisfactory reason for not doing so. Upon written request from the cooperating Participant/User, the Listing Participant will provide written documentation that the offer was presented. The Listing Participant/User shall submit to the owner(s) of record all offers until closing unless agreed otherwise in writing between the owner(s) of record and the Listing Participant. Unless the subsequent offer is contingent upon the termination of an existing contract, the Listing Participant shall recommend that the owner(s) of record obtain the advice of legal counsel prior to acceptance of the subsequent offer.

Section 6: Reporting Cancellation of Pending and Contingent Pending Sales. The Listing Participant shall report to COMPANY NAME HERE the cancellation of a pending sale and the listing shall be reinstated to active status within two days excluding weekends and federally recognized holidays, if applicable.

ARTICLE 7 - REFUSAL TO SELL

If the owner(s) of record of any listed property filed with COMPANY NAME HERE refuses to accept a written offer satisfying the terms and conditions stated in the listing, such fact should be transmitted immediately to COMPANY NAME HERE and to all Participants by withdrawing the listing.

ARTICLE 8 – PROHIBITIONS

Section 2: "For Sale" Signs. Only "For Sale" signs authorized by the Listing Participant may be placed on a property. If the Listing Participant authorizes any sign other than the company sign, this must be disclosed in the Realtor only Remarks section of the MLS data form.

Section 4: Solicitation of Listing Filed with COMPANY NAME HERE. Participants shall not solicit a listing on property filed with COMPANY NAME HERE unless such solicitation is consistent with Article 16 of the REALTOR® Code of Ethics and its Standards of Practice. This section is intended to encourage owner(s) of record to permit their properties to be filed with COMPANY NAME HERE by protecting them from being solicited prior to expiration of the listing by Participants/Subscribers seeking the listing upon its expiration. The prohibition in the previous sentence applies to licensees affiliated with a participant who are subject to a fee waiver under NAR MLS Policy 7.43 who can demonstrate subscription to a different MLS where the principle broker participates.

Section 5: On-Line Recruiting. The COMPANY NAME HERE shall not be utilized for recruiting purposes. Messages, advertisements or e-mails indicating an offer of employment shall be deleted

ARTICLE 9 – COMPENSATION

(Mobile's has always been "gross sales price". The following section contradicts this section as it requires "gross selling price")

Note 7: COMPANY NAME HERE Participants may offer cooperative compensation as a percentage of the net sales price, with the net sales price defined as the gross sales price minus buyer upgrades (new construction) and seller concessions by entering the following verbiage in the Realtor Remarks field:

- A commission paid will be based on the gross sales price minus concessions and/or any upgrades.

Seller Concessions Definition:

Points paid by seller on behalf of buyer, seller-paid buyer closing costs, cash or cash allowances not escrowed, down payment assistance, additions or alterations not considered deferred maintenance, and personal property not usual and customary to such transactions conveyed from seller to buyer having an agreed upon monetary value. (Adopted 3/2016)

Section 2: Compensation Required. (Last sentence.)

If a bonus is being offered in addition to the compensation offered, the **separate bonus field should be used to outline the bonus offered.**

(We need to add the Bonus field.)

Section 4: Participant as Principal. *If a Participant or User has an ownership interest in a property, the listing of which is to be disseminated through COMPANY NAME HERE, the person shall disclose that interest in the **Agent Only Remarks** section of the listing.*

Section 7: Commission Adjustment. *An offer of compensation to cooperating brokers in a potential short sale circumstance which states that it may be adjusted by a third party after execution of a contract for sale and purchase, is an allowed exception to the general rule that offers of compensation must be unconditional. See Article 5, Section 1D for requirements.*

ARTICLE 10 - FEES AND SERVICE CHARGES

Fees are set by the COMPANY NAME HERE Board of Directors to offset the annual costs of operating the service and are subject to change from time to time. "On-time payment" is defined as "having been received by the close of business on the Due Date and time at the regional service center or a local service center." **MLS fees are not refundable.** All fees are set by the COMPANY NAME HERE Board of Directors and reviewed annually. This information can be obtained from ABBREVIATED NAME staff.

- A. Participant Application Fee:** An Application Fee will be charged to any member broker or non-member broker joining as a Participant as determined by Board of Directors.
- B. Participant/Subscriber Reinstatement Fee:** A Reinstatement Fee to the Participant and User will be charged upon reapplication to any Participant/User suspended or terminated for non-payment of fees or charges or who is not in good standing with COMPANY NAME HERE. A reinstatement fee on all past due invoices must be brought current before reinstatement will be considered.
- C. Subscriber Application Fee:** An Application Fee will be charged to any user. This fee doesn't apply to any Participant paying the Application fee to join.
- D. Licensed Assistant Fees:** Upon submission of required application form for broker, office or agent personal assistant, there will be an application fee for and/or an annual renewal fee of licensed assistants *(and each is)* ~~are~~ subject to the rules and regulations.
- E. Unlicensed Assistant Fees:** Upon submission of required application form for broker, office or agent personal assistant, there may be an application fee for and/or an annual renewal fee of unlicensed assistants *(and each is)* ~~are~~ subject to the rules and regulations.
- F. Annual Participation Fee:** An annual Participation Fee is assessed to Participants and non-member ("Thompson broker") Participants based on the number of licensed salespersons, licensed or certified appraisers and broker salespersons who have access to and use of the Service, whether licensed as a broker, salesperson or a licensed or certified appraiser, and who are employed by, or affiliated as an independent contractor with, the Participant. However, COMPANY NAME HERE must provide Participants the option of a no-cost waiver of MLS fees, dues, and charges for any licensee or licensed or certified appraiser who can demonstrate subscription to a different MLS where the principal broker participates. ABBREVIATED NAME may, at its discretion, require waiver recipients and their participants to sign a certification for nonuse of its MLS services, which can include penalties and termination of the waiver if violated.
 - i. Direct User Billing:** As a courtesy to Participants, Subscribers licensed with them are billed directly for that portion of the Participant's **Annual** Participation Fee attributable to them. **However, Participants are ultimately responsible for payment of the total fee.**
(This needs to be re-numbered as it had actually numbered the above line.)

- ii. **Due Date:** Annual Participation Fees are due by close of business on YOUR DUE Date HERE each year. Participants or Subscribers whose payments are received after this date will incur a late fee for payments received after the due date. Any payments received after Your DUE Date here, will incur an additional reactivation fee and MLS and services related to the MLS will be suspended on Your Due Date Here until all required payments and late fees, if applicable, are paid.
- iii. **Suspension of Service to Participants/Subscribers:** Participants and/or their Subscribers who fail to pay by 5:00 p.m. on the Your DUE Date HERE Due Date will have their individual services suspended. The account will remain suspended until their portion of the Participation Fees and reactivation fees are paid.
- iv. **Termination of Participant:** Failure of the Participant to ensure payment of the total Participation Fee and any Late Fees within 45 days after the due date will result in termination of the Participant's membership and the immediate termination of service for the Participant and all Subscribers in the Participant's firm, including the Participant and any Subscribers who may have paid their individual portion of the total fee. Participants terminated for non-payment may regain membership by settling any outstanding fees or charges and paying the Reinstatement Fee.
- v. **Miscellaneous Fees:** These are any charges other than Annual Participation Fees such as fines, account activation fees, personal assistant access fees, ancillary service fees, late payment surcharges or any other fees charged to a Participant or User as set by the Board of Directors.
- vi. **Late Payment Penalties:** Failure to pay miscellaneous charges by the due date shall result in a late fee as determined by the COMPANY NAME HERE Board of Directors annual review and suspension of the individual's service once the account is past-due.
- vii. **Termination for Non-Payment:** Failure of the Participant to ensure payment of the original miscellaneous fee invoices and/or surcharges within 45 days of the due date shall result in the Participant and all Subscribers in Participant's firm being terminated. **The Participant is responsible for payment of all fees for subscribers in their firm.**
- viii. **Ancillary Service Fees:** Fees and charges for additional, optional or ancillary MLS services are determined by the Board of Directors and billed to the Participant or User at the periodic payment interval established by the Board of Directors. There will be a reinstatement fee for those that have not been a member of COMPANY NAME HERE for at least 90 days.

ARTICLE 11 – COMPLIANCE WITH RULES

Section 4: Penalties for Inaccurate or Incomplete Data. The intent of these Rules and Regulations is to ensure Participants/Subscribers provide the buying and selling public the best possible information and to facilitate cooperation between Participants/Subscribers. The listing office will be notified in writing or by electronic means if there is a violation of the Rules and Regulations.

- A. **Courtesy Warning Notice:** The Service will automatically issue a courtesy warning notification prior to any fine being issued, except for any violation resulting in an automatic fine as defined in these Rules and Regulations. If the violation is corrected within the grace period of three business days (excluding weekends and holidays) unless noted otherwise, there will be no fine assessed; if the violation has not been corrected within the grace period specified after notification, the Participant or Subscriber shall automatically be assessed a fine. Repeated or deliberate violation of the same rule by the same subscriber will immediately be subject to the progressive fine schedule with no further notice.
- B. **General Fine Schedule:** The following progressive fine schedule has been established by the Board of Directors and applies to the Progressive Fines.
 - i. 1st offense within one calendar year period: \$50 Fine
 - ii. 2nd offense within one calendar year period: \$100 fine + 3 hour mandatory non-CE MLS Class within 30 days of violation notice
 - iii. 3rd offense within one calendar year period: YOUR FEE HERE
 - iv. 4th offense within one calendar year period: YOUR FEE HERE and will also require a disciplinary hearing before a Board hearing panel.
 - v. Further Offenses within a one calendar year period - Hearing With Up to YOUR FEE HERE Penalty

- C. Automatic Fines Schedule:** For violations that are more serious in nature the following fines categories have been established by the Board of Directors: one calendar year for all
- i. Level I**
 - a. 1st Offense, within one calendar year - \$50 Fine
 - b. 2nd Offense, within one calendar year - \$100 Fine
 - c. 3rd Offense, within one calendar year - \$150 Fine + 3 hour mandatory non-CE MLS Class within 30 days of violation notice
 - d. 4th Offense, within one calendar year - Agent and Broker appearance before MLS Board with discipline to be determined in accordance with GCMLS Rules and Regulations.
 - e. Further Offenses, within one calendar year - Hearing With Up to \$500 Penalty
 - ii. Level II:**
 - a. 1st Offense, within one calendar year - \$200
 - b. 2nd Offense, within one calendar year - \$300
 - c. 3rd Offense, within one calendar year - Agent and Broker appearance before MLS Board with discipline to be determined in accordance with GCMLS Rules and Regulations.
 - d. Further Offenses, within one calendar year - Hearing With Up to \$2,000 Penalty
 - iii. Severe:**
 - a. 1st Offense, within one calendar year - \$300
 - b. 2nd Offense, within one calendar year -\$500
 - c. Further Offenses, within one calendar year – Hearing With Up to \$15,000 Penalty
- B. Progressive Fines:** The progressive fine schedule is per-agent per-offense and any Rule violation is counted as an offense. The term “within a one calendar-year period” is defined as occurring within any two consecutive COMPANY NAME HERE calendar year. Fines are billed to the Agent, the Participant is ultimately responsible. Failure to correct listing after a fine has been issued. The following non-compliance fees will be assessed after a fine has been issued but the listing is not corrected:
- i.** \$50 if listing not corrected at the end of 7 business days after the fine was issued.
 - ii.** Additional \$100 if listing is not corrected after 14 business days after the fine was issued.
 - iii.** Additional \$100 if listing is not corrected after 21 business days after the fine was issued.
 - iv.** Additional \$250 if listing is not corrected after 28 business days after the fine was issued.
 - v.** Failure to correct the listing and pay fines within 30 days after the original fine was issued will result in suspension of the individual Participant/Subscriber until all fines are brought current and listing is corrected.
 - vi.** Any reactivation fees will also apply if the individual Participant/Subscriber has been suspended.

ARTICLE 15 - USE of COMPANY NAME HERE INFORMATION

Section 4: Use of Contact Information from the MLS.

- A.** Contact Information Defined. Contact information is defined as member name, office affiliation, phone number(s), fax number(s) and, Website URL's and any other contact or identifying information.
- B.** For Internal Use Only. Contact information in the MLS system is intended for use between members for communication purposes only.
- C.** Violations. Members who provide contact information to any party for other than member/member communication will be subject to an automatic fine as outlined in the Automatic Fines Schedule, Level III.