



## COMPENSATION AGREEMENT

1. **PARTIES AGREE:** In this legally binding Compensation Agreement, the

☒ LISTING BROKERAGE: John M. Brabham Real Estate or  
☐ SELLER: \_\_\_\_\_ or  
☐ BUYER: \_\_\_\_\_

AGREES TO COMPENSATE THE BROKERAGE COMPANY \_\_\_\_\_  
for the purpose, property, terms, and compensation stated below.

2. **FOR PURPOSE/ACTIVITY:** ☒ BUYING ON BEHALF OF \_\_\_\_\_ (CLIENT/CUSTOMER NAME)

☐ LISTING ☐ LEASING/RENTING ☐ OTHER \_\_\_\_\_

3. **REGARDING PROPERTY:** \_\_\_\_\_

Address 22 Swan Lake Dr Unit # \_\_\_\_\_  
City Sumter State of South Carolina  
Zip 29150 County of Sumter Lot \_\_\_\_\_  
Block \_\_\_\_\_ Section/Phase \_\_\_\_\_ Subdivision \_\_\_\_\_  
Tax Map \_\_\_\_\_ Other \_\_\_\_\_

4. **TERMS:** This Compensation Agreement begins on \_\_\_\_\_ and ends at 11:59 p.m. local time on \_\_\_\_\_  
and does not create any agency relationships and expires 5 years after Effective Date if no termination date stated herein.

5. **COMPENSATION:** Shall be paid in U.S. Dollars according to the following terms: A compensation amount of 2.5 %  
of the gross sales price or \$ \_\_\_\_\_ or \_\_\_\_\_ % of the lease/rent payments ☐ total ☐ monthly ☐ other  
regarding the Property and will be due and payable at:

☒ The Closing of the Property  
☐ Assumption of the lease  
☐ As otherwise agreed: \_\_\_\_\_

**PAYMENT WOULD BE DUE IN THE EVENT OF DEFAULT BY THE COMPENSATING PARTY. COMPENSATION FOR THE PURPOSES/ACTIVITIES DESCRIBED ABOVE IS NOT SET BY LAW AND IS FULLY NEGOTIABLE BETWEEN THE PARTIES.**

6. **DISCLOSURE:** The parties agree that compensation being paid under this Agreement will be disclosed to all parties to the transaction that generate the compensation payment.

**PARTIES ARE SOLELY RESPONSIBLE FOR OBTAINING LEGAL ADVICE PRIOR TO SIGNING THIS AGREEMENT** Parties acknowledge receiving, reading, reviewing, and understanding this Agreement. Parties acknowledge having time and opportunity to review all documents and receive legal counsel from an attorney of their choice prior to signing. Effective date is the above stated date or latest date upon which all parties are aware of signatures and agreement.

Robert P. Brown Date: 4/24/25 Time: 10:07 Am  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
Date: \_\_\_\_\_ Time: \_\_\_\_\_  
Date: \_\_\_\_\_ Time: \_\_\_\_\_  
Date: \_\_\_\_\_ Time: \_\_\_\_\_

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