



This Auction Marketing Agreement (this "Agreement") is effective as of 7/19/2017 between [REDACTED] LLC, a Delaware limited liability company, with offices at 405 Lexington Avenue, 26th Floor, New York, NY 10174, 212-202-2940 ("Concierge"), and [REDACTED], whose address is [REDACTED] rd, Riverhead, New York 11901 ("Owner"). The Auction Date shall be August 31, 2017 at approximately 4:00 p.m. local time where the Property is located, unless modified by Concierge, and the Auction shall be conducted through Concierge's mobile bidding application.

The "Property" is described as follows: 403 Peconic Bay Boulevard, Riverhead, New York 11901. Unless Owner notifies Concierge otherwise in writing, the Property shall be offered for sale:

☒ unfurnished in its current condition.

Auction Method:

☒ The Auction shall be conducted without reserve. Owner shall be obligated to sell the Property to the highest bidder, regardless of price..

Engagement Fee:

The "Engagement Fee" in the amount of \$55,000, shall be waived by Concierge, except in the event of cancellation as set forth below.

Existing Mortgages/Liens on the Property:

<u>Description</u>	<u>Lender</u>	<u>Balance</u>
First Mortgage		
Second Mortgage		
Other		

Cancellation Rights/Opening Bids:

Owner shall have the right to cancel the Auction as set forth below. If Owner elects to cancel the Auction where five or more bidders have registered to participate in the Auction with at least one opening bid equal to or above \$1,500,000, (i) Owner shall promptly pay the Engagement Fee to Concierge by wire transfer, and (ii) the Buyer's Premium will be due in the event of a sale of the Property outside of the Auction as per Paragraph 5 on the next page. If Owner elects to cancel the Auction where these conditions have not been met, the Buyer's Premium will be due in the event of a sale of the Property outside of the Auction as per Paragraph 5 on the next page. In order to give Concierge the opportunity to fulfill these conditions, Owner's right to cancel, if any, may be exercised only the day of the Auction and shall expire at 12:00 p.m. on the day of the Auction.

Concierge expects to receive one or more pre-auction opening bids in the range of \$1,250,000 to \$2,250,000; however, this expectation should not be construed as a promise or guaranty about the outcome of the Auction. Concierge makes no promises or guarantees and this is merely an expression of opinion. Owner agrees to provide a 6.0% credit of the amount of any opening bid to any bidder that submits a pre-auction opening bid, assuming that such opening bidder is the winning bidder at the Auction. This opening bidder incentive shall be applied at closing of the sale of the Property as a credit from Owner to Buyer against the purchase price for the Property.

Make a Charitable Donation to the Concierge "Key for Key"™ Program:

Join Concierge Auctions and Giveback Homes in our life-changing efforts to build homes for deserving families around the globe.

Yes! Owner would like to donate a portion of the proceeds from my property sale:

☐ Entire House (\$5,000) ☐ \$2,500 ☐ \$1,000 ☐ \$500 ☐ Other: \$ _____

☐ I do not wish to donate