



Pre-Listing Agreement for Lannon Stone Realty, LLC

To Sellers:

Tru Properties LLC

of

3777 s 24th st Milwaukee, WI 53221

(hereinafter referred to as “the subject property”).

At Lannon Stone Realty, LLC AKA, “LSR” we offer our Sellers two options regarding compensation to our brokerage and to the agent representing the potential Buyer for the subject property. That compensation to LSR, and the respective Buyer agent, must be detailed within the Listing Contract signed by you, as seller, and our brokerage firm. Your two options regarding this are as follows:

- 1) You may offer seller concessions or compensation to the Buyer’s agent in the amount you choose. This may be in the form of a fixed amount, or as a set percentage, to the Buyer’s agent. In this event, the Buyer’s agent, in writing via the Buyer’s Offer to Purchase, may propose a seller concession amount or percentage. Alternatively, Buyer’s agent may, at their discretion, outright deny, or counter, the respective seller concession being offered. Seller Initial(s) TV
- 2) You may refuse to offer seller concessions to the Buyer’s agent. Buyer’s agent may still request their compensation as part of their Buyer’s offer. If this occurs then you, as seller, may accept, deny, or counter said seller concession amount or percentage to Buyer’s agent. Seller Initial(s) TV

Seller understands that no seller compensation to Buyer’s agent is required.

Tru Properties LLC		09/24/26
Print Seller’s Name	Seller’s Signature	Date

Print Seller’s Name	Seller’s Signature	Date
Todd Wage		09/24/26
Print Agent’s Name	Agent Signature	Date

Lannon Stone Realty, LLC August 2024

Drafted by: Hessling Law Office LLC Attorney Patrick Hessling

8585 W. Forest Home Avenue, Suite 100 Greenfield, WI 53228