THIS AGREEMENT made on................. Day of……… …………

BETWEEN: …………………………………………………

Hereinafter referred to as THE VENDOR of the one part acting herein and represented by

AND

 …………………………… a company duly incorporated

under the Commercial Code of St. Lucia and duly continued under the

Companies Act of St. Lucia (hereinafter referred to as THE AGENT) acting herein and

represented by …………………………… MANAGING DIRECTOR of THE AGENT of the other part.

WHEREAS THE VENDOR is the owner of a Property (Land only) duly located at ………………… Castries, St Lucia and duly registered in the Land Registry as Block No……. Parcel No…………… . measuring ………………. sq ft of freehold land.

 And hereby wishes to sell the Property for ……………… or such other price

 hereinafter referred to as THE PURCHASE PRICE) as THE VENDOR may decide to accept

AND WHEREAS THE VENDOR has appointed THE AGENT to be THE VENDOR’S

AGENT for the purpose of finding a purchaser for THE PROPERTY

NOW THEREFORE we the undersigned (THE VENDOR and THE AGENT)

hereby agree that if THE AGENT introduces to THE VENDOR any purchaser

(hereinafter referred to as THE PURCHASER) who is desirous of purchasing

and who subsequently purchases or agrees to purchase THE PROPERTY

for THE PURCHASE PRICE and if THE VENDOR receives from

THE PURCHASER any sum or sums of money (hereinafter) referred to as

(THE AMOUNTS RECEIVED) representing THE PURCHASE PRICE

or an installment or part payment thereof of an irrefundable deposit thereon,

THE VENDOR shall pay to THE AGENT a commission of 4%

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Of THE AMOUNTS RECEIVED.

The Vendor also has the right to withdraw the property from the market upon notice to

the Agent.

It is hereby agreed that the Notary executing the Deed of Sale in the favor of the

Purchaser of THE PROPERTY shall deduct THE COMMISSION from the proceeds of

the sale and pay to THE VENDOR THE BALANCE DUE.

This Agreement is valid for one year from ………………… until……………………….. 2021 or can be renewed by mutual consent of both parties

 Per………………………………..

 DIRECTOR

 Per………………………………..

 DIRECTOR