



BOCA RATON

REALTY WORLD BOCA RATON
FLORIDA BUSINESS BROKERS ASSOCIATION
STANDARD CONFIDENTIALITY/DISCLOSURE STATEMENT
NON-REPRESENTATION BROKER

herein known as PROSPECT, acknowledges and agrees that PROSPECT approached Realty World Boca Raton who is a NON-REPRESENTATION BROKER (BROKER), and that BROKER was the first to advise PROSPECT of the availability of and details concerning the following business opportunities and real properties:

Table with 3 columns: FBBA LSITING #, FBBA BUSINESS TYPE, BUSINESS DESCRIPTION. Rows 1) through 6) with blank lines for entry.

PROSPECT understands and agrees that all dealings concerning said business opportunity will be handled through BROKER and the BROKER HAS ENTERED INTO AN AGREEMENT FOR PAYMENT OF A COMMISSION WITH THE SELLER. PROSPECT further agrees that information received with respect to the above-mentioned opportunity will be kept in strict confidence...

All data on business opportunities are provided for information purposes only. No representation is made by BROKER as to the accuracy of the data provided. BROKER encourages PROSPECT to thoroughly review and independently verify to PROSPECT'S own satisfaction that the data provided are substantially representative of the business activity of the SELLER...

In the event that PROSPECT discloses the availability of said designated business opportunity of SELLER to any third party and this third party purchases the business without the BORKER, then PROSPECT, in addition to the remedies specified herein above, will also be responsible for the payment of BROKER'S compensation which would have been payable on the listed selling price or minimum compensation, whichever is greater.

PROSPECT agrees that he will not within two years from this date deal directly or indirectly with the SELLER without the BROKER'S written consent and should the PROSPECT do so directly or indirectly and a sale, management agreement, lease or other financial arrangement, including leasing the SELLER'S premises from the SELLER or Landlord is consummated, the PROSPECT shall be liable for all and any damages which the BROKER may suffer...

This Contract shall be governed by the laws of the State of Florida and the parties and the BROKER specifically agree as a matter of substance and express their intention to submit any controversy or claim arising out of or relating to this contract, or the breach thereof, to resolution by taking any controversy or claim to a Court of Competent Jurisdiction and to file a suit at law and/or in equity.

The SELLER is the intended beneficiary of all covenants of PROSPECT, which benefit the SELLER, including without limitation, the covenants concerning the use of information disclosed to PROSPECT, and may bring an appropriate action to enforce such covenants.

PROSPECT (1) Signature
PHONE NUMBER
ADDRESS
CITY STATE ZIP

PROSPECT (2) Signature
TELEPHONE NUMBER
IDENTIFICATION SOURCE
MIKE BACARELLA 14401
Agent FBBA # DATE