



November 10, 2017

RESTRICTION OF EXPIRATION DATE CHANGES

The SAR MLS Steering Committee and Board of Directors voted to require office level access to make any changes to expiration dates after a listing is saved. Expiration dates are not to be changed without the knowledge/authorization of the firm. The SAR staff can also make these changes with Form 4139 filled out and signed by the MLS Participant (firm's managing broker) but you will be charged \$6. REMEMBER, changing the expiration date except to extend the listing is against the MLS rules.

MLS RULES and REGULATIONS

Section 1.12 EXPIRATION, EXTENSION, AND RENEWAL OF LISTINGS.

Any listing for which a Property Data Sheet has been submitted to the Association automatically expires on the dates specified in the agreement unless renewed by the listing Participant and notice of renewal or extension is filed with the Association prior to expiration. If notice of renewal or extension is received after the listing has been removed from the compilation of current listings, an extension or renewal will be published in the same manner as a new listing. Any notice of extension or renewal of a listing for which a Property Data Sheet has been submitted must be signed by the listing Participant or the seller(s).

Section 1.13 TERMINATION DATE ON LISTINGS.

Listings for which a Property Data Sheet has been submitted to the Association shall bear a definite and final termination date as negotiated between the listing Participant and the seller.

PLEASE DON'T USE 0 AS A GRID NUMBER IF YOU ARE UNSURE

If you don't know what grid your property is in, putting 000 does not work. 000 is an actual grid located in Southeast Spokane County near Rockford. We are getting quite a few complaints about listings entered in grid 000 that are actually located in other areas. If you do not have a grid map handy, the grid map is online. Just click on the Maps button on the home page of Paragon, or you can always call the SAR office if you are unsure of the grid for a property.

SELLER WAIVER LOOKUP TOOL

A Seller Waiver of Benefits lookup tool is on our MLS Dashboard. If you see a property with a sign or a customer has told you about a property for sale but are not able to find it in the MLS, it may have a Seller's Waiver of MLS Benefits on file. **The lookup tool can be used to search by address or street name to determine if a Seller's Waiver of MLS Benefits has been submitted to the SAR.** A Seller's Waiver must be submitted to the MLS by the next business day on any Mandatory Properties being marketed but not entered into the MLS.

