



AGENCY DISCLOSURE STATEMENT



The real estate agent who is providing you with this form is required to do so by Ohio law. You will not be bound to pay the agent or the agent's brokerage by merely signing this form. Instead, the purpose of this form is to confirm that you have been advised of the role of the agent(s) in the transaction proposed below. (For purposes of this form, the term "seller" includes a landlord and the term "buyer" includes a tenant.)

Property Address: 15909 Edgewood Ave, Maple Hts, OH 44137
Buyer(s): Tenants BaQuand Cummings, Tameala Monique Watters
Seller(s): Elitsur Tomer

I. TRANSACTION INVOLVING TWO AGENTS IN TWO DIFFERENT BROKERAGES

The buyer will be represented by Irina Belkoter, and Howard Hanna
AGENT(S) BROKERAGE
The seller will be represented by Christopher C. Kaylor, and Realty Trust Services
AGENT(S) BROKERAGE

II. TRANSACTION INVOLVING TWO AGENTS IN THE SAME BROKERAGE

If two agents in the real estate brokerage Howard Hanna Smythe Cramer represent both the buyer and the seller, check the following relationship that will apply:

- Agent(s) _____ work(s) for the buyer and Agent(s) _____ work(s) for the seller. Unless personally involved in the transaction, the broker and managers will be "dual agents", which is further explained on the back of this form. As dual agents they will maintain a neutral position in the transaction and they will protect all parties' confidential information.
- Every agent in the brokerage represents every "client" of the brokerage. Therefore, agents _____ and _____ will be working for both the buyer and seller as "dual agents". Dual agency is explained on the back of this form. As dual agents they will maintain a neutral position in the transaction and they will protect all parties' confidential information. Unless indicated below, neither the agent(s) nor the brokerage acting as a dual agent in this transaction has a personal, family or business relationship with either the buyer or seller. *If such a relationship does exist, explain:* _____

III. TRANSACTION INVOLVING ONLY ONE REAL ESTATE AGENT

- Agent(s) _____ and real estate brokerage _____ will
- be "dual agents" representing both parties in this transaction in a neutral capacity. Dual agency is further explained on the back of this form. As dual agents they will maintain a neutral position in the transaction and they will protect all parties' confidential information. Unless indicated below, neither the agent(s) nor the brokerage acting as a dual agent in this transaction has a personal, family or business relationship with either the buyer or seller. *If such a relationship does exist, explain:* _____
 - represent only the (check one) seller or buyer in this transaction as a client. The other party is not represented and agrees to represent his/her own best interest. Any information provided the agent may be disclosed to the agent's client.

CONSENT

I (we) consent to the above relationships as we enter into this real estate transaction. If there is a dual agency in this transaction, I (we) acknowledge reading the information regarding dual agency explained on the back of this form.

BUYER/TENANT _____ DATE _____

SELLER/LANDLORD _____ DATE _____

BUYER/TENANT _____ DATE _____

SELLER/LANDLORD _____ DATE _____

Rental Application

PH: 440-201-9801
FX: 440-331-9601

EMAIL:
Avalonhomepayments@gmail.com

Name: PaQuand B Cummings Date of Birth: 10-10-1991

Home Phone: 216-924-3790 Work Phone: 216-641-5566

Email Address: Paquandc@icloud.com Cell Phone: 216-924-3790

Social Security No. 288-94-250 Driver's License No. TM874627

Present Address: 5556 Broadview rd Parma OH 44134

How Long at this address: 15 months Rent: 795 Reason for moving: Lease Ending

Owner/Landlord: Midtown towers Phone: 216-398-4222

Previous Address: Georgetown 32 Lexington Sq Euclid, OH 44147

How Long at this address: 2 years Rent: 795 Reason for moving: Lease Ended

Owner/Landlord: K & D Phone: _____

Name, relationship, and age of every person to live with you Tamela Watters (Fiance)
Jc'hale Collins (son)

Any Pets? NO Describe _____ Waterbed? _____

Employer: Old Dominion Freight Occupation: Truck Driver Phone: 216-641-5566
How long with this employer: 2 years Supervisor: Dave Miller Phone: _____

Previous Employer: Con Way Freight Occupation: Fork Lifter Phone: 216-433-1010
How long with this employer: 1 year Supervisor: _____ Phone: _____

Current gross income per month (before deductions) \$ 6,500
Amount of alimony or child support you pay \$ 0, or receive \$ 0

Savings Account
Bank _____ Branch _____
Checking Account
Bank _____ Branch _____

Credit Reference _____ Acct. No. _____ Balance: _____ Payment _____

Do you have any felony convictions? NO If yes please explain _____

Have you ever filed bankruptcy? NO Have you ever been evicted? _____

Vehicle(s)
Make(s) Dodge Model(s) Magnum Year(s) 2006 License(s) _____

Personal Reference #1 Fanice Cummings Address _____ Phone 216-338-4377

Rental Application

PH: 440-201-9801
FX: 440-331-9601

EMAIL:
Avalonhomepayments@gmail.com

Name: Tamela Monique Watters Date of Birth: 12.02.1992

Home Phone: 216-688-8652 Work Phone: _____

Email Address: Tamelawatters@gmail.com Cell Phone: 216-688-8652

Social Security No. 301-94-4218 Driver's License No. TN860091

Present Address: 5556 broadview rd Parma, OH 44134

How Long at this address: 15 months Rent: 795 Reason for moving: Lease Ending

Owner/Landlord: Midtown towers Phone: 216-398-4222

Previous Address: Georgetown 3 Lexington Sq Euclid, OH 44143

How Long at this address: 2 years Rent: 795 Reason for moving: Lease Ended

Owner/Landlord: K & D Phone: 216

Name, relationship, and age of every person to live with you PhoGuard Cummings (Fiancé)
Je'vale Collins (son)

Any Pets? No Describe — Waterbed? —

Employer: CVS Caremark Occupation: CCP Phone: 440-248-8

How long with this employer: 1 year Supervisor: Patrice Williams Phone: 216-444-22

Previous Employer: Cleveland Clinic Occupation: PCNA Phone: _____

How long with this employer: _____ Supervisor: _____ Phone: _____

Current gross income per month (before deductions) \$ 2800
Amount of alimony or child support you pay \$ 0, or receive \$ 0

Savings Account Bank _____ Branch _____
Checking Account Bank _____ Branch _____

Credit Reference _____ Acct. No. _____ Balance: _____ Payment _____

Do you have any felony convictions? NO If yes please explain _____

Have you ever filed bankruptcy? NO Have you ever been evicted? NO

Vehicle(s) Make(s) Nissan Model(s) Altima Year(s) 2013 License(s) _____

Personal Reference #1 Yvette Dearise Address _____ Phone 216-BTA-6375