

**PROGRAM UPGRADE
AMENDMENT TO LISTING AGREEMENT**

Originally Dated: _____

Sellers: _____

Property: _____


Sellers hereby upgrade from a Showcase listing to Full Service listing and agree to pay Berkshire Real Estate as stated below.

B.) FULL SERVICE - Seller will also pay an additional commission of 2.4% of the total gross sales price to Broker for the services of Buyer's broker if Buyer is procured from a buyer's agent or broker. Plus, a commission rate of 1% on the first \$300,000, dropping to 0.5% on the next \$300,000, and 0% thereafter, or \$1,000, whichever is higher, \$499 fee not due at closing. Maximum commission, excluding cooperative commission, is \$4500. Broker hereby authorizes Escrow Agent to pay Buyer's Broker the aforementioned commission directly at closing.

All other terms and conditions remain the same.

X _____
Seller Date

X _____
Seller Date

X  _____
Agent Date