

NOTE: AN ASTERISK (*) DENOTES A REQUIRED FIELD

*Transaction Type: Sale / Lease *New Construction / Resale (Circle One) *Listing Price \$: _____
 *County: _____ *APN: _____

*Street Number Modifier Direction *Street Name *Suffix Post Direction Unit #

*City: _____ *Zip Code: _____ *Cross Street: _____ *Area: _____

*Zoning: _____ Unit/Blk/Lot: _____ *Map Page: _____ *Map Coord. Top: _____ *Map Coord. Side: _____

*List Office ID: _____ Name: _____

*Agent ID: _____ Name: _____ Ph: (_____) _____ - _____

Co-List Office ID: _____ Name: _____

Co-Agent ID: _____ Name: _____ Ph: (_____) _____ - _____

*Listing Type: ER / EA / OP / SL *List Date: ____/____/____ *Expire Date: ____/____/____ *On Market Date: ____/____/____

*Probate Sale: Y / N *Comp to S.O.: _____ *Dual Variable Comm: Y / N Comments: _____

*TIC: Y / N **If TIC is yes:** *%Ownership Being Sold: _____% *TIC Agreement: Y / N / Unknown

Subject to Crt Conf: Y / N Built/Remod Green: Y / N **If Built/Remode Green is yes:** *Green Rating: _____ *Picture Provided by: Agent / None

*City Transfer Tax: Y / N *City Transfer Tax Rate: \$: _____ Special Assessment: Y / N *Common Int. Dev.: Y / N / Unknown

*Planned Unit Develop: Y / N / Unknown *Property Subtype: Industrial / Mixed Use / Office / Retail / Warehouse / Research & Development

Also Listed as Business Opportunity-See MLS #: _____

Building/Complex: _____ Floor Number: _____ *Average Lease Per: Month / Year *Average Lease Price \$: _____

Cost Per SqFt \$: _____ *Number of Buildings: _____ *Number of Units: _____ Number of Tenants: _____

Number of Floors: _____ Number of Offices: _____ Percent Office: _____% Number of Restrooms: _____

Elevators: Y / N Parking Spaces: _____ *Load Factor/CAM: _____ Dock Doors: _____

*Year Built: _____ *YearBuilt Source: Against Company Policy / Appraiser / Builder / Owner / Tax Records / Unknown / Other

*Construction Status: Completed / Proposed / Under Construction Fixer: Y / N

Retail SqFt: _____ Office SqFt: _____ Warehouse SqFt: _____ Industrial SqFt: _____ Tenant SqFt: _____

*Approx Sq. Ft.: _____ *Sq.Ft. Source: Appraiser / Tax Records / Owner / Verified / Builder / Not Verified / Against Company Policy

Lot Size: _____ (SqFt / Acres) Signs: Y / N

The Following Items Apply to Leases Only

*Lease Deposit \$: _____ *Minimum Lease (Yrs.): _____ *Maximum Lease (Yrs.): _____ Min Avail SqFt: _____

Tenant Allowance/Sq Ft: _____ Tenant Allowance/Fixed: _____

*Est. Misc. Exp \$: _____ *Est. Insurance Exp \$: _____ *Est. Management \$: _____ *Est Utilities Exp \$: _____

*Est Taxes \$: _____ *Est. Maintenance Exp \$: _____ *Gross Scheduled Inc. \$: _____ *Cap Rate: _____

Vacancy Factor : _____ % Source of Financials: Accountant / Broker / Owner / Property Management / None NNN: Y / N

Occupancy: Owner / Tenant / Vacant

Occupant Name: _____ Occupant Phone: (_____) _____ - _____

Owner Name: _____ Owner Phone: (_____) _____ - _____

Property Mgmt. Co.: _____ Property Mgmt Phone: (_____) _____ - _____

*Directions to Property (Max 100 Char): _____

*Pass to Internet?: Y / N *Address on Internet: Full / Partial (City & Zip)

Confidential/Show Instructions (Max 450 Char): **Attach typed remarks**

Public/Internet Remarks (Max 450 Char): **Attach typed remarks**

Property Address: _____

Commercial

***Indicates Required Items**

***Business Type**

- Auto Sales
- Auto Service
- Bakery
- Barber/Beauty
- Bed & Breakfast
- Books
- Car Wash
- Catering
- Church
- Clean/Laundry
- Convalescent
- Deli
- Drug Store
- Fast Food
- Florist
- Furniture
- Gift/Boutique
- Grocery
- Hardware
- Hotel/Motel
- Laundromat
- Liquor Store
- Meats
- Medical/Dental
- Mini Storage
- Mobile Home Park
- Nursery
- Pet Shop
- Printing
- Professional Svcs.
- Recreational
- Restaurant
- School
- Service Station
- Storage Tank
- Tavern/Bar
- Wholesale
- Other

***Current Use**

- Heavy Indus.
- Heavy Manu.
- Live/Work
- Light Indus.
- Light Manu.
- Marine Industrial
- Mixed
- Office
- Research & Dev.
- Residential
- Retail
- Warehouse
- Other
- None

***Exterior**

- Block
- Brick
- Brick Veneer
- Concrete
- Masonry
- Metal
- Steel
- Stucco
- Tilt-Up
- Wood
- Other

***Structures**

- Apt. Bldg.
- Attach Bldg.
- Detach Bldg.
- Industrial Facility
- Mall
- Manufac Facility
- Mixed Use Bldg.
- Office Bldg.
- Ret Sal Bldg
- Strip Center
- Warehouse
- Other
- None

***Stories**

- 1 Story
- 2 Story
- 3 Story
- 4 Story
- 5 Story
- 6 or More Story
- + Basement
- + Mezzanine
- Tri Level
- Other
- None

***Condition**

- Exterior- Fair
- Exterior-Good
- Exterior-Very Good
- Good
- Exterior- Excellent
- Interior-Fair
- Interior-Good
- Interior-Very Good
- Interior-Excellent
- New-Remodeled
- Own Bld to Suit
- Own WI Divid
- Own WI Remv
- Other

Ceilings

- Under 12q
- 12q- 18q
- Over 18q
- Beams/Posts
- Clear Span
- Suspended
- Other

***Floors**

- Brick
- Carpeted
- Ceramic Tile
- Concrete Slab
- Hardwood
- Heavy Duty
- Part Carpet
- Unfinished
- Vinyl/Linoleum
- Wood
- Other

***Roof**

- Cement
- Composition
- Foam
- Metal
- Shake
- Shingle
- Slate
- Tar & Gravel
- Tile
- Other

***Walls**

- CC Block
- Common Wall
- Metal
- Panelled
- Plaster
- Sheet Rock
- Unfinished
- Wood
- Other

***Parking**

- <1 Space/Unit
- >1 Space/Unit
- 1 Space/Unit
- 1-10 On Site
- 11-25 On Site
- 26-40 On Site
- 41-60 On Site
- More Than 60 On Site
- Carport(s)
- Class A Garage
- Common Area- Assigned
- Common Area- Shared
- Coml Vehicle OK
- Covered
- Exclusive
- Garage
- Lease Package Area
- Lighted
- Metered
- Off Site
- On Street
- Package Lot 1Bl
- Private Lot
- Public Lot
- Secured
- Underground
- Visitor
- Other
- None

***Loading**

- 12qRoll
- 14qRoll
- 16qRoll
- Adj. Ht. Dock
- Alley
- Clear 8q. 12q
- Clear 13q. 16q
- Clear 17q. 20q
- Clearance<8q
- Clearance>20q
- Dock Height
- Dock-Bay
- Drive In
- Freight Elevator
- Ground Level
- Dock
- Off Street
- Overhead Crane
- RR Spur/Access
- Statny Dock
- Other
- None

***Heat/Cool**

- 1 Window Unit Incl
- 2 Window Unit Incl
- 3 + Window Unit Incl
- Baseboard Heaters
- Central Air
- Central Heat
- Common
- Electric
- Floor Furnace
- Gas
- Heat Pump
- Individual Air
- Individual
- Thermos
- Multi-Unit
- Multi-Zone
- No Heat
- Oil
- Propane
- Radiant
- Roof Pk Jnt
- Roof Pk Sep
- Solar
- Steam
- Stove Heaters
- Wall Furnace
- Wood
- Zoned Air
- Zoned Heat
- Other
- None

Energy

Conservation

- Bio Diesel
- Furnace
- Caulked/Seal
- Dual Pane Windows
- Heat Pump-Air
- Heat Pump-Geotherm
- Low E Windows
- Low-Flow Shower
- Low-Flow Toilet
- Passive Solar
- PV Battery-Backup
- PV-Off Grid
- PV-On Grid
- Solar Heating
- Solar Water Heater
- Water Heater
- Blanket
- Weather Stripping
- Other
- None

***Water Source**

- Irrigation District
- Spring(s)
- Storage Tank(s)
- Water - Private
- Water - Public
- Well - Private
- Well - Shared
- Well - Agricultural
- Other

***Sewer/Septic**

- Cesspool
- Holding Tank
- Septic Engineered
- Sewer - Private
- Sewer - Public
- Standard Septic
- Other
- None

Drainage

- Public Storage Drains
- Sump Pump
- Other
- None

***Utilities**

- 1 Phase
- 100 Amps
- 150 Amps
- 2 Phase
- 200 Amps
- 220 Volt
- 3 Phase
- 400 or More Amps
- 440 Volt
- 60 Amps or Less
- 880 Volt
- Above Ground
- Cable TV
- Cable Avail
- DSL Available
- Electric
- Garbage Service
- Generator
- Internet Available
- Master Elec. Meter
- Master Gas Meter
- MasterWaterMeter
- Natural Gas
- Phone Switch
- Propane
- Satellite Dish
- Sep. Elec. Meter
- Sep. Gas Meter
- Sep. Water Meter
- Telephone
- TV Antenna
- Underground
- Yard Service
- Other
- None

Safety/Security

- Fire Alarms
- Fire Escape
- Fire Sprinklers
- Hydrants
- Security Alarm Owned
- Security Alarm Leased
- Security Camera
- Smoke Detectors
- Security Fence
- Security Gate
- Security Lights
- Security Service
- Security System
- Vault
- Other
- None

Accessibility

Features

- Accessible
- Bath
- Doors
- Elevator
- Flashing Doorbell
- Grab Bars
- Kitchen
- Lower Light Switch
- Parking
- Wheelchair Ramp
- Other
- None

***Road Frontage**

- Is Accessible
- Alley
- City Street
- County road
- Private
- State Highway
- Unimproved
- Other
- None

***Close To**

- Freeway
- Hospital
- Public Transportation
- Restaurants
- Shopping
- Other

***Lot Description**

- Corner
- Cul-de-Sac
- Mid Block
- Other

***Foundation**

- CC Perimeter
- Piers
- Slab
- Other
- None

Miscellaneous

- Basement
- Blueprint Avail.
- Cafeteria
- Cold Storage
- Conference Room
- Display Window
- Dumpster
- Elevator(s)
- Escalator(s)
- Ex/Rec Room
- Extra Storage
- Fenced Yard
- Front Sign
- Gas Pump
- Gas Tank
- Incinerator
- Intercom
- Kitchen Facility
- Landscaping
- Living Area in Bldg.
- Major Tenant
- Meeting Facility
- Mgr. Office
- Mult. Tenant Bldg.
- Pole Sign
- Private Patio
- Reception Area
- Refrigeration
- Restroom/Unit
- Restroom-Private
- Restroom-Public
- Roof Sign
- Showroom
- Skylight(s)
- Sprinkler Syst.
- Toxic Waste Syst.
- Trade Fixtures
- Views
- Washer/Dryer-Lease
- Washer/Dryer-Own
- Other

Height Limit

- 16
- 20
- 24
- 35
- Unknown
- Other

***Location**

- Airport Nearby
- Business Park
- Coast
- Downtown
- Forest
- Fwy. Exposure
- Fwy. Frontage
- Hillside
- Hwy. Exposure
- Hwy. Frontage
- Industrial Area
- Mall
- Meadow East
- Meadow West
- Neighborhood
- Oceanfront
- Prof. Complex
- Ridge
- Strip Center
- Unknown
- Warehouse
- Waterfront
- Other

Total Exp. Include

- Employee Salary
- Insurance
- Maintenance
- Management Fee
- Owner Salary
- Property Taxes
- Security Service
- Utilities
- Vacancy Factor
- Other
- None

Gross Income

Included

- Laundry
- Parking
- Rents
- Vending Machine
- Other
- None

***Lease Term**

- <1 to 1
- 10-15 Years
- 15 or More Years
- 2 Years
- 3 Years
- 4 Years
- 5 Years
- 6-10 Years
- Common Area Maint.
- Cottage
- Month to Month
- Opt. to Renew
- Purchase Opt.
- Sublease
- Other
- None

***Lease Includes**

- Bldg. Only
- Bldg/Land
- Equipment
- Furniture
- Inventory
- Land Only
- Leasehold Impvm.
- Personal Prop
- Security Service
- Space Planning
- Other
- None

Property Address: _____

Commercial

* Indicates Required Item

***Lease Info.**

- Cpi Escalation
- Fixed
- Fixed + % Gross
- Full Service
- Gross
- Ground Only
- Net
- Net Net
- Percentage
- Purchase Opt. Avail.
- Sec Deposit Req
- Sublease
- Tax Incr. Esc.
- Triple Net
- Other
- None

Special Zones

- Agricultural
- Airport Disc
- CDF Regs.
- Coastal Zone
- Fire Zone
- Flood Insurance Req.
- Flood Zone
- Geo
- Hazardous Waste Area
- Hillside
- Historical
- Not Mapped
- Open Space Corridor
- Redevelopment Area
- Scenic Corridor
- See Natural Hazard Disclosure
- Seismic Hazard Zone
- Seismic Zone 4
- Special Study Zone
- Unknown
- Unreinforced Masonry

***Possession**

- Close Escrow
- Negotiable
- Subj. to Tenants Rights
- Other

***Sale Conditions**

- Housing Assist Program
- In Foreclosure
- Notice of Default
- Offer As Is
- REO
- Short Sale
- VA Repo
- Other
- None

***Showing**

- 24 Hour Notice
- Appt. Only
- Call 1st
- Call Listing Agent
- Call Listing Office
- Call Manager
- Call Owner
- Call Tenant
- Do Not Disturb
- Do Not Show
- Go Directly
- Key @ Listing Office
- Leave Card
- Lockbox
- Lockbox Code
- Other Lockbox
- Pets-See Confid
- Restricted Hours
- See Confidential Remarks
- Other
- None

***Leasee Pays**

- Electricity
- Elevator
- Exterior Maint.
- Fire Insurance
- Garbage
- Gas
- Glass Insurance
- Grounds Maint.
- HVAC Maint.
- Interior Maint.
- Janitorial
- Liability Insurance
- Oil
- Propane
- Roof Maint.
- Sewer
- Site Maint.
- Taxes
- Tax Increase
- Water
- Other
- None

Exchange For

- Commerical
- Exchange
- Industrial
- Land
- Office
- Residential
- Retail
- Trade Down
- Trade Up
- Other
- None

***Lessor Pays**

- Common Area Maint.
- Electricity
- Elevator
- Exterior Maint.
- Fire Insurance
- Garbage
- Gas
- Glass Insurance
- HVAC Maint.
- Interior Maint.
- Janitorial
- Liability Insurance
- Roof Maint.
- Sewer
- Site Maint.
- Taxes
- Tax Increase
- Water
- Other
- None

Finance Terms

- 1031 Exchange
- Cal Vet
- Cash
- CHFA
- CTEL
- CTNL
- FHA
- Lease Option
- Loans Assumable
- May Pay CC
- OMC
- Submit
- VA
- Other
- None

***LB Location**

- LB Front Door
- LB See Conf Remarks
- None

The information relative to this property is supplied for publication by the owner(s) according to owner's best information and belief and I/we agree the above information is true and correct to the best of y/our knowledge and belief and authorize agent to submit the above information for publication in the B.A.R.E.I.S. MLS. IT IS HEREIN NOTED THAT B.A.R.E.I.S. MLS WILL NOT BE RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED ABOVE.

Broker's Signature: _____

Date: _____

Owner's Signature: _____

Date: _____

Owner's Signature: _____

Date: _____

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