

CRA REALTY STANDARDIZED OPERATING PROCEDURES

pursuant to New York RPL § 442-h(4)

For the prerequisites prospective homebuyers shall meet prior to receiving any services from CRA Realty

Please be advised that prior to showing a purchaser a property:

1. CRA Realty does not require all prospective clients to show identification*;
2. CRA Realty does not require an exclusive brokerage agreement;
3. CRA Realty does not require pre-approval for a mortgage loan*;
4. At this time, the DOS has elected not to hold public hearings or to add additional requirements to the SOP Law (but the DOS has reserved the right to do so in the future).


*Please note that although a Broker such as CRA may not require such information, a seller of real estate may require this information prior to showing the property and/or as part of any purchase offer.

PLEASE FURTHER NOTE:

CRA Realty, its Licensed Real Estate Brokers, Associate Real Estate Brokers, and Real Estate Salespersons may provide services as agents for sellers as will be disclosed to all prospective home buyers at first substantive contact. While all agents and teams that are associated with the real estate broker must follow the Broker's Procedures, they must also follow lawful instructions by sellers as sellers 'agents.

Acknowledgement of Broker

Broker: CRA REALTY


By: Aaron Smiles, NYS Real Estate Broker

State of New York
County of Suffolk

The foregoing document was acknowledged before me this 18th day of April 2022 by Aaron Smiles who personally appeared who proved to me on the basis of satisfactory evidence to be the person(s) whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity and that by his signature on the instrument the person, or entity upon behalf of which the person acted executed the instrument.


Notary Signature

RAVEN A. PETERSON
NOTARY PUBLIC, STATE OF NEW YORK
Registration No. 01PE6326123
Qualified in Suffolk County
Commission Expires June 15, 2023