

KEYBOX NOTICE

Keyboxes have become a popular and widely used tool in the residential real estate sales industry. The keybox device, which is located outside of your home, contains a key to your home which allows REALTORS to show your property while you are away.

While the keybox is a convenience for honest brokers and sales people, it also creates a risk of unauthorized entry by dishonest persons. In some cases it has been the means by which illegal entry has been made and valuable items have been stolen. Even though, the keyboxes contain a record of all openings which can indicate which sales people have opened the box, there are also cases on unlawful tempering whereby the security devices have been circumvented.

The convenience of a keybox does help sell your home, however, risks are inherent in its use and you should consider these before you authorize its use at your home. If you do authorize its use, neither the broker nor any sales agents will be responsible for the consequences of any unlawful or unauthorized entry.

Please check with your insurance company to ensure that you have adequate coverage in case of theft.

By signing this notice, you acknowledge that you understand and accept these risks and hereby release and indemnify the broker and all cooperating brokers and sales people and the Greater Orlando Association of REALTORS from all liability, claims, losses and damages to property and persons of any nature whatsoever except in cases where liability results from the direct negligence of such party.

_____ I authorize the use of a MARC II Keybox at my home until further notice.

_____ I do not authorize the use of a MARC II Keybox at my home.

_____ Broker _____ Date

_____ Owner _____ Date

_____ Owner _____ Date