



**Commission Agreement**

Re: 36.91 Acres | Alachua County, FL  
Buyer: School Board of Alachua Co

This Commission Agreement ("Agreement") is entered into as of this 31<sup>st</sup> day of January, 2019 by and between Drake Land Holdings, Inc. ("Owner") and Bosshardt Realty Services, LLC. ("Broker") with respect to the sale for the above referenced Property. The parties hereby agree that Broker represents the School Board of Alachua Co and agree as follows:

1. Agreement to Pay Commission: Owner hereby agrees to pay a real estate commission to Broker in the sum of three percent (3%) of the gross purchase price of the subject property paid at time of closing.
2. Successors and Assigns: Broker is to be named in the Sale as the Broker entitled to a commission and the obligation to pay and the right to receive any of the commission described above shall insure to the benefit and obligation of the respective heirs, successors, and/or assigns of Owner of Broker.

In any litigation arising out of this agreement, the prevailing party will be entitled to recover from the non-prevailing party reasonable attorney's fees, costs, and expenses.

If the Property is commercial real estate as defined by Section 475.719, Florida Statutes, the following disclosure will apply: The Florida Commercial Real Estate Sales Commission Lien Act provides that when a broker has earned a commission by performing licensed services under a brokerage agreement with you, the broker may claim a lien against your interest in the property for the broker's commission. The broker's lien rights under the act cannot be waived before the commission is earned.

*This Commission Agreement is valid for six months*

Approved this \_\_\_ day of January 2019

Approved this 31<sup>st</sup> day of January 2019

Broker: Bosshardt Realty Services, LLC.

Owner: Drake Land Holdings, Inc.

By: Dan Drotos

By: Peter SteuPre

Dan Drotos, Vice President

Jan 31, 2019